

UNOFFICIAL COPY



\*2105442007D\*

Doc# 2105442007 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 02/23/2021 10:22 AM PG: 1 OF 5

Quit Claim Deed  
Statutory (ILLINOIS)

Above Space for Recorder's Use Only

THE GRANTOR, Mako Properties, Inc., an Illinois Corporation, a corporation created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for and in consideration of (\$10.00) Ten Dollars and No/100th, in hand paid, and pursuant to authority given by the Board of Directors of said corporation, CONVEYS and QUIT CLAIMS to LCJO, LLC, an Illinois Limited Liability Company, 1357 Gordon Lane, Lemont, Illinois 60439, the following described Real Estate situated in the Village of Summit, County of Cook, and in the State of Illinois, to wit:

SEE ATTACHED FOR LEGAL DESCRIPTION

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Index Number: 18-13-303-043-0000

Address of Real Estate: 7719 W. 60th Place, Summit, Illinois 60501

In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its President, and a attested by its Secretary, this 11th day of November, 2020.

By: [Signature]  
Boris Nitchoff, President

Attest: [Signature]  
Alexander Nitchoff, Secretary

This transaction is exempt pursuant to paragraph (e) of the Real Estate Transfer Act.

[Signature]  
Boris Nitchoff

Date: November 19, 2020.

S X  
P X  
S L  
M X  
SC X  
E X  
INT [Signature]

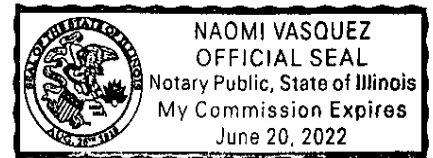
# UNOFFICIAL COPY

State of Illinois, County of Cook, ss, I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Boris Nitchoff, President of Mako Properties, Inc. and Alexander Nitchoff, Secretary of Mako Properties, Inc., personally known to me to be the President and Secretary of Mako Properties, Inc. and personally known to me to be the same person whose names are subscribed to the foregoing instrument, appeared before me this day in and severally acknowledged that as such President and Secretary they signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority given by the Board of Directors of said corporation, as their free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 1<sup>st</sup> day of November, 2020.

Commission Expires: 6/20/2022 Naomi Vasquez  
NOTARY PUBLIC

This instrument was prepared by: Michael Maksimovich, Maksimovich & Associates, P.C.  
8643 Ogden Avenue, Lyons, Illinois 60534



MAIL TO:

LCJO, LLC  
1357 Gordon Lane  
Lemont, Illinois 60439

SEND SUBSEQUENT TAX BILLS TO:

LCJO, LLC  
1357 Gordon Lane  
Lemont, Illinois 60439

# UNOFFICIAL COPY

**PARCEL 1:**

That part of Lot 2 in the Resubdivision of Lots 1 and 2 in Elgin Motor Corp. Subdivision of part of the East Half of the Southwest Quarter of Section 13, Township 38 North, Range 12 East of the Third Principal Meridian, described as follows: Beginning on the North line 51.68 feet West of the Northeast corner of Lot 2; thence West along the North line 177.0 feet; thence South 90 degrees, 73.78 feet; thence East 90 degrees, 65.81 feet; thence South 90 degrees, 10.97 feet; thence East 90 degrees, 87.07 feet; thence Northeast 105 degrees 53 minutes, 88.12 feet to the point of beginning (except the North 15.0 feet taken for driveway), in Cook County, Illinois.

**PARCEL 2:**

Easement for benefit of Parcel 1 and other property for ingress and egress over the following described premises: Commencing at the Northeast corner of Sub-Lot 10 in the resubdivision (according to the plat thereof recorded December 24, 1940, as document 12598890) of Lots 1 and 2 in Elgin Motor Corporation Subdivision of part of the East Half of the Southwest Quarter of Section 13, Township 38 North, Range 12 East of the Third Principal Meridian, according to the plat thereof recorded May 13, 1921 in Book 165 of Plats at page 22, as document 7143827; thence Southerly along the East line of said Sub-Lot 10 a distance of 85 feet to a point on said East line; thence Westerly on a line which is 85 feet South of and parallel with the North line of said Sub-Lot 10 for a distance of 60 feet; thence Northerly on a line which is 60 feet West of and parallel with the East line of said Sub-Lot 10 to the North line of said Sub-Lot 10; and thence Easterly along the North line of said Sub-Lot 10 to the place of beginning, which easement was reserved by Cook Terminal Company under the terms and provisions of that certain indenture from Cook Terminal Company to Reichold Chemicals, Incorporated, recorded January 4, 1954 as document 15804102, in Cook County, Illinois.

Commonly Known As: 7719 W. 60<sup>th</sup> Place, Summit, Illinois 60501

P.I.N.: 18-13-303-043-0000

UNOFFICIAL COPY

REAL ESTATE TRANSFER TAX

23-Feb-2021



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

18-13-303-043-0000

20201201690950

0-518-036-496

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

## STATEMENT BY GRANTOR AND GRANTEE

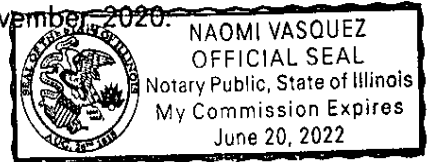
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois Corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title real estate to real estate in Illinois, or other entity recognized person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Date: November 11<sup>th</sup>, 2020.

Signature: [Handwritten Signature]  
Grantor or Agent

Subscribed and sworn to before me this 11<sup>th</sup> day of November, 2020.

Notary Public: Naomi Vasquez



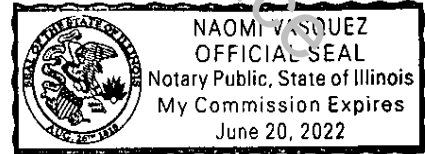
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust either a natural person, an Illinois corporation or foreign corporation, authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title real estate to real estate in Illinois, or other entity recognized person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Date: November 11<sup>th</sup>, 2020.

Signature: [Handwritten Signature]  
Grantee or Agent

Subscribed and sworn to before me this 11<sup>th</sup> day of November, 2020.

Notary Public: Naomi Vasquez



**Note:** Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.