

UNOFFICIAL COPY

QUIT-CLAIM DEED
Statutory (Illinois)
(Individual to Individual)

Doc#: 2109734136 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 04/07/2021 02:26 PM Pg: 1 of 4

21-10337
THE GRANTORS,
STEPHANIE KEENAN,
4316 S. Emerald Avenue, Apt. 2
Chicago, IL 60609

Dec ID 20210301675408

City Stamp 1-390-817-808

A divorced woman not yet remarried,
and MARY KEENAN,
50 E. 16th Street, Unit 610
Chicago, IL 60616, as joint tenants,

for and in consideration of the sum of TEN (\$10.00) Dollars, and other good and valuable consideration in hand paid; CONVEYS AND QUIT CLAIMS TO: GRANTEE, MARY KEENAN of 50 E. 16th Street, Unit 610, Chicago, Illinois, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit (See page 2 for legal description attached hereto and made part hereof), hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: General taxes not yet due and payable, and subsequent years; covenants, conditions and restrictions of record, encumbrances of record, if any.

Permanent Real Estate Index Number(s): 17-22-107-070-1133 and 17-22-107-070-1281

Address(es) of Real Estate: 50 E. 16th Street, Unit 1115, Chicago, Illinois, 60616

DATED this 23 day of January 2020

Stephanie Keenan
Stephanie A. Keenan

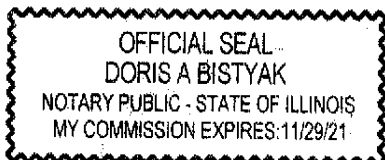
Mary Keenan
Mary Keenan

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 Stephanie Keenan, personally known to me to be the same person whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead, if any.

Given under my hand and official seal, this 23rd day of January, 2020.

Doris A. Bistyak
Notary Public



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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 Mary Keenan, personally known to me to be the same person whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead, if any.

Given under my hand and official seal, this 27th day of January, 2020.



Doris A. Bistyak
Notary Public

REAL ESTATE TRANSFER TAX 27-Mar-2021

| | | |
|---|-----------------|-------|
|  | CHICAGO: | 0.00 |
| | CTA: | 0.00 |
| | TOTAL: | 0.00* |

17-22-107-070-1133 | 20210301675408 | 1-390-817-808

* Total does not include any applicable penalty or interest due.

City of Cook County Clerk's Office

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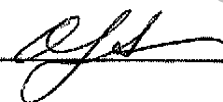
For the premises commonly known as 50 E. 16th Street, Unit 1113, Chicago, Illinois, 60616

PARCEL 1: UNITS 1113 AND P-102 IN THE 1555 WABASH CONDOMINIUM AS DELINEATED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: THAT PART OF BLOCK 32 IN ASSESSOR'S DIVISION OF NORTHWEST FRACTIONAL QUARTER OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE NORTHEAST CORNER OF WABASH AVENUE AND 16TH STREET; THENCE EAST ALONG THE NORTH LINE OF 16TH STREET 172 FEET AND 2 INCHES, MORE OR LESS, TO THE WEST LINE OF THE ALLEY; THENCE NORTH 163 FEET AND 9 INCHES ALONG THE WEST LINE OF SAID ALLEY; THENCE WEST 172 FEET AND 2 INCHES, MORE OR LESS, TO A POINT IN THE EAST LINE OF WABASH AVENUE, 163 FEET 9 INCHES NORTH OF THE NORTH LINE OF 16TH STREET; THENCE SOUTH 163 FEET 9 INCHES TO THE PLACE OF BEGINNING; WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED JUNE 18, 2009 AS DOCUMENT NO. 0916918036, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EXCLUSIVE USE FOR STORAGE PURPOSES IN AND TO STORAGE AREA 133, LIMITED COMMON ELEMENT, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM OWNERSHIP FOR 1555 WABASH CONDOMINIUM, AND THE PLAT OF SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.

This conveyance is exempt under the provisions of Para. E, Sec. 31-45, Real Estate Transfer Tax Law, 35 ILCS 200/31-45.

Date: 1/28/20

Seller, Buyer or Representative 

| Prepared by: | Return To: | After Recording Mail To: |
|---|--|---|
| Stephanie A. Keenan 50 E. 16th Street, Unit 1113, Chicago, IL 60616 | Send tax Bill to: Mary Keenan 50 E. 16th Street, Unit 1113, Chicago, IL 60616 | Mary Keenan 50 E. 16th Street, Unit 1113, Chicago, IL 60616 |

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Return To
Novas Title Company, LLC
1801 S Meyers Rd.
Suite 220
Oakbrook Terrace, IL 60181

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GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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 to real estate in Illinois, or another entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

DATED: 3 | 10 | 20 21

SIGNATURE: Grace Cruz
GRANTOR or AGENT

GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public:

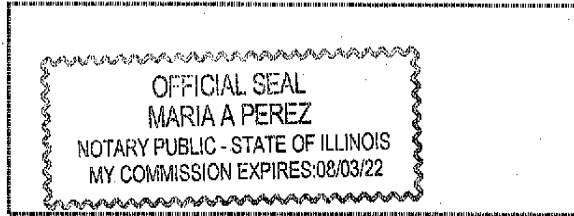
MARIA A PEREZ

By the said (Name of Grantor): Grace Cruz

On this date of: 3 | 10 | 20 21

NOTARY SIGNATURE: [Signature]

AFFIX NOTARY STAMP BELOW



GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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 to real estate in Illinois or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

DATED: 3 | 10 | 20 21

SIGNATURE: Grace Cruz
GRANTEE or AGENT

GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public:

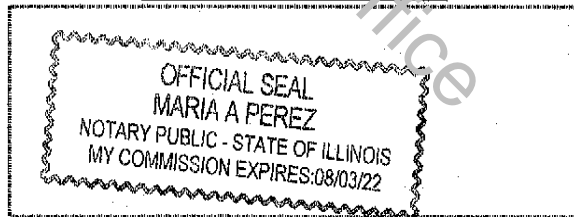
MARIA A PEREZ

By the said (Name of Grantee): Grace Cruz

On this date of: 3 | 10 | 20 21

NOTARY SIGNATURE: [Signature]

AFFIX NOTARY STAMP BELOW



CRIMINAL LIABILITY NOTICE

Pursuant to Section **55 ILCS 5/3-5020(b)(2)**, 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.

(Attach to **DEED** or **ABI** to be recorded in Cook County, Illinois if exempt under provisions of the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**