



2109819004D

Doc# 2109819004 Fee \$59.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 04/08/2021 09:41 AM PG: 1 OF 5

QUIT CLAIM DEED

CGSRE LLC, a Delaware limited liability company duly organized and existing under and by virtue of the laws of the State of Delaware ("Grantor"), for good and valuable consideration in hand paid, hereby CONVEYS and QUIT CLAIMS unto **SABRINA'S TRUST dated August 6, 2019** ("Grantee"), whose address is 500 W. Madison Street, Suite 3700, Chicago, Illinois, the following described real estate in the County of Cook, State of Illinois:



(Reserved for Recorders Use Only)


SEE EXHIBIT "A" ATTACHED HERETO


Subject to: General real estate taxes not delinquent on the date hereof and covenants, conditions, and restrictions of record.

And the said Grantor hereby expressly waives and releases any and all rights or benefits under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

Exempt under provisions of Paragraph E Section 4, Real Estate Transfer Tax Act.

REAL ESTATE TRANSFER TAX		29-Mar-2021
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
17-03-110-013-1030 20210301680718 2-127-500-304		


Antonio Gracias, manager of CGSRE LLC

REAL ESTATE TRANSFER TAX		29-Mar-2021
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00
17-03-110-013-1030 20210301680718 1-975-955-984		
* Total does not include any applicable penalty or interest due.		

Dated: 3/15/2021

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In Witness Whereof, the Grantor aforesaid has hereunto set her/his hand and seal this
15th day of MARCH, 2021.

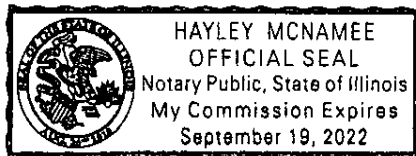
CGSRE LLC,
 a Delaware limited liability company

By: 
 Antonio Gracias, its Manager

STATE OF ILLINOIS)
) SS
 COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Antonio Gracias, Manager of CGSRE LLC, a Delaware limited liability company, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed, and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal this 15th day of March, 2021.




 Notary Public

Send subsequent tax bills to:

Jeffrey A. Zaluda, Esq.
 HMB Legal Counsel
 500 W. Madison Street, Suite 3700
 Chicago, Illinois 60661

After Recording, Mail to:

Jeffrey A. Zaluda, Esq.
 HMB Legal Counsel
 500 W. Madison Street, Suite 3700
 Chicago, Illinois 60661

This Instrument was prepared by:

Jeffrey A. Zaluda, Esq.
 HMB Legal Counsel
 500 W. Madison Street, Suite 3700
 Chicago, Illinois 60661

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EXHIBIT A

LEGAL DESCRIPTION

PINs: 17-03-110-013-1030; 17-03-110-013-1031; 17-03-110-013-1038; 17-03-110-013-1039;
17-03-110-013-1056; 17-03-110-013-1060; 17-03-110-013-1061 and 17-03-110-013-1062

Common address: 65 E. Goethe Street, Chicago, Illinois
(ONLY – Parking Spaces P-10, P-11, P-18, P-19, P-36, P-40, P-41 AND P-42)

PARCEL A: PARKING SPACE UNITS P-10, P-11, P-18, P-19, P-36, P-40, P-41 AND P-42 IN 65 E. GOETHE CONDOMINIUM AS DELINEATED AND DEFINED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

PARCEL 1: LOT 4 AND LOT 3 (EXCEPT THAT PART OF LOT 3 LYING EAST OF THE LINE DRAWN FROM A POINT ON THE NORTH BOUNDARY OF LOT 3, 21 FEET 11 INCHES WEST OF THE NORTHEAST CORNER TO A POINT IN THE SOUTH BOUNDARY OF LOT 3, 14 FEET 4 3/4 INCHES WEST OF THE SOUTHEAST CORNER) IN SUBDIVISION OF LOTS 4 TO 7 INCLUSIVE, AND VACATED ALLEY LYING WEST OF AND ADJOINING SAID LOT IN BLOCK 6 IN 11.0 STONES SUBDIVISION OF ASTORS ADDITION TO CHICAGO IN THE NORTHWEST FRACTIONAL 1/4, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE WEST 1/2 OF THE FOLLOWING TAKEN AS A TRACT; THAT PART OF LOT 2 LYING WEST OF A LINE DRAWN FROM A POINT ON THE NORTH BOUNDARY OF LOT 2, 3 FEET AND 1 5/8 INCHES EAST OF THE NORTHWEST CORNER TO A POINT ON THE SOUTH BOUNDARY OF SAID LOT 2, 10 FEET 7 AND 7/8 INCHES EAST OF THE SOUTHWEST CORNER THEREOF, TOGETHER WITH THAT PART OF LOT 3 LYING EAST OF A LINE DRAWN FROM A POINT ON THE NORTH BOUNDARY OF SAID LOT 3, 21 FEET AND 11 INCHES WEST OF THE NORTHEAST CORNER TO A POINT ON THE SOUTH BOUNDARY OF SAID LOT 3, 14 FEET AND 4 3/4 INCHES WEST OF THE SOUTHEAST CORNER, ALL IN SUBDIVISION LOTS 4, 5, 6, AND 7 AND VACATED ALLEY LYING WEST OF AND ADJOINING SAID LOT 7 IN BLOCK 6 IN 11.0 STONES SUBDIVISION OF ASTORS ADDITION TO CHICAGO IN THE NORTHWEST FRACTIONAL 1/4 OF SECTION 3, TOWNSHIP 398 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 3: LOTS 1 AND 2 (EXCEPT THAT PART OF LOT 2 LYING WEST OF A LINE DRAWN FROM A POINT ON NORTH BOUNDARY OF LOT 2, 3 FEET 1 5/8 INCHES EAST OF THE NORTHWEST CORNER TO THE POINT ON SOUTH BOUNDARY OF LOT 2, 10 FEET 7 7/8 INCHES EAST OF SOUTHWEST CORNER) IN SUBDIVISION OF LOTS 4 TO 7 AND VACATED ALLEY LYING WEST OF AND ADJOINING SAID LOT 7 IN BLOCK 6 H.O. STONES SUBDIVISION OF ASTORS ADDITION TO CHICAGO IN THE NORTHWEST FRACTIONAL QUARTER (1/4) OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 4: THE EAST HALF (1/2) OF FOLLOWING DESCRIBED PROPERTY THAT PART OF LOT 2 LYING EST OF A LINE DRAWN FROM A POINT ON NORTH BOUNDARY OF LOT 2, 3 FEET AND 1 5/8 INCHES EAST OF NORTHWEST CORNER TO A POINT ON SOUTH BOUNDARY OF SAID LOT 2, 10 FEET 7 7/8 INCHES EAST OF SOUTHWEST CORNER THEREOF, ALSO OF THAT PART OF LOT 3 LYING EAST OF A LINE DRAWN FROM A POINT

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ON NORTH BOUNDARY OF SAID LOT 3, 21 FEET 11 INCHES WEST OF THE NORTHEAST CORNER TO A POINT ON THE SOUTH BOUNDARY OF LOT 3, 14 FEET 4 3/4 INCHES WEST OF SOUTHEAST CORNER ALL IN SUBDIVISION OF LOTS 4 TO 7 AND THE VACATED ALLEY LYING WEST AND ADJOINING SAID LOT 7 IN BLOCK 6 IN H.O. STONES SUBDIVISION OF ASTORS ADDITION TO CHICAGO IN THE NORTHWEST FRACTIONAL QUARTER (1/4) OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT D ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AUGUST 21, 2002 AS DOCUMENT NUMBER 0020920698, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

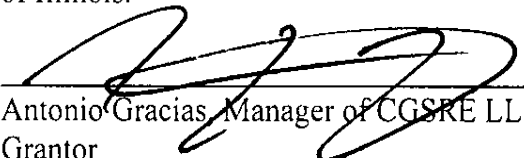
Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or her agent affirms that, to the best of her 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 to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Date: MARCH 15, 2021


Antonio Gracias, Manager of CCGSRE LLC,
Grantor

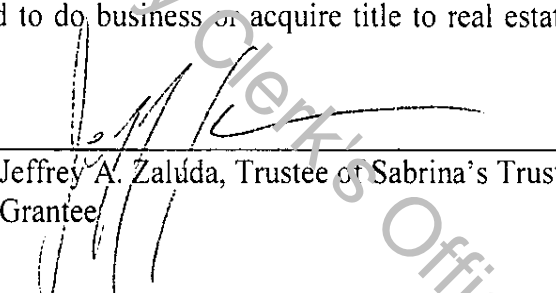
SUBSCRIBED AND SWORN TO BEFORE ME
THIS 15th DAY OF MARCH, 2021.

Hayley McNamee
Notary Public



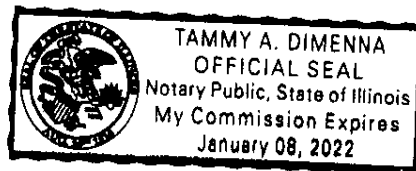
The grantee or his agent affirms that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership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

Date: 3/15/21


Jeffrey A. Zaluda, Trustee of Sabrina's Trust,
Grantee

SUBSCRIBED AND SWORN TO BEFORE ME
THIS 15th DAY OF March, 2021.

Tammy A. Dimenna
Notary Public



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.

{Attach to deed or ABI to be recorded in Cook County, Illinois. is exempt under provisions of Section 4 of the Illinois Real Estate Transfer Act.}