



2111257035D

Doc# 2111257035 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 04/22/2021 02:43 PM PG: 1 OF 4

This Instrument was prepared by
And after recording, please mail to:
Caroline S. Smith, Esq.
Robbins, Salomon & Patt, Ltd.
180 North LaSalle Street, Suite 3300
Chicago, Illinois 60601

Mail Subsequent Tax Bills to:
KS Franklin Properties, LLC
3741 N. Ridgeway
Chicago, IL 60618

CTIC
1 UD PM-
A00148530P

QUIT CLAIM DEED

Statutory (Illinois)

THE GRANTOR, **RITA K. SCHULTZ (f/k/a RITA KURUP)**, a married woman, who resides at 3741 N. Ridgeway, Chicago, IL 60618, for and in consideration of TEN and no/100ths (\$10.00) Dollars and other good and valuable consideration in hand paid, **CONVEYS and QUIT CLAIMS UNTO KS FRANKLIN PROPERTIES, LLC, an Illinois limited liability company, THE GRANTEE**, of 3741 N. Ridgeway, Chicago, IL 60618, all of its interest in the following described Real Estate situated in the COUNTY of COOK, in the STATE of ILLINOIS, to-wit.

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

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

Address of Real Estate: 630 N. FRANKLIN, UNIT 1112 & P-23, CHICAGO, IL 60610

Permanent Real Estate Index No: 17-09-222-020-1159 & 17-09-222-020-1192

*THIS IS NOT HOMESTEAD PROPERTY FOR THE GRANTOR.

REAL ESTATE TRANSFER TAX

21-Apr-2021



COUNTY: 0.00
ILLINOIS: 0.00
TOTAL: 0.00

17-09-222-020-1159 | 20210401693390 | 0-443-788-816

REAL ESTATE TRANSFER TAX

21-Apr-2021



CHICAGO: 0.00
CTA: 0.00
TOTAL: 0.00 *

17-09-222-020-1159 | 20210401693390 | 1-882-369-552

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

UNOFFICIAL COPY

EXHIBIT A

UNIT 1112 AND P-23 IN THE 630 N. FRANKLIN CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY PART OF THE WEST 1/2 OF THE WEST 1/2 OF NORTHEAST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED OCTOBER 20, 2005 AS DOCUMENT 0529303035, AS AMENDED FROM TIME TO TIME, IN COOK COUNTY, ILLINOIS.

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Permanent Real Estate Index No: 17-09-222-020-1159 & 17-09-222-020-1192

Property of Cook County Clerk's Office

UNOFFICIAL COPY

STATEMENT OF GRANTOR / GRANTEE

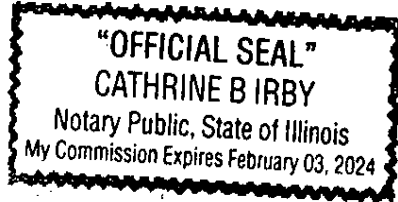
The grantor or grantor's agent affirms that, to the best of his knowledge, the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title 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.

Dated: April 9, 2021

Signature: Emily Kaminski
Grantor or Grantor's Agent

Subscribed and sworn to before me by the said AGENT EMILY KAMINSKI this 9th day of April, 2021

Catherine J. Ferguson
Notary Public



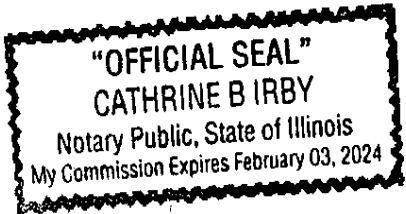
The grantee or grantee's agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 and hold title to real estate under the laws of the State of Illinois.

Dated: April 9, 2021

Signature: Emily Kaminski
Grantee or Grantee's Agent

Subscribed and sworn to before me by the said AGENT Emily Kaminski this 9th day of April, 2021

Catherine J. Ferguson
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, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)