

# UNOFFICIAL COPY

MAIL TO:  
*Lakeshore Title Agency*  
3501 Algonquin Rd Ste 120  
Rolling Meadows IL 60008  
847-758-0300  
LST FILE 2016655

Doc#. 2111201142 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 04/22/2021 06:59 AM Pg: 1 of 4

Dec ID 20210401687239  
ST/CO Stamp 0-571-590-160  
City Stamp 1-108-461-072

## **QUIT CLAIM DEED** **Recording Cover Page**

### **Attaching to include** **recording information**

#### Legal description:

##### PARCEL 1:

UNIT NO. 2106 IN AVENUE EAST CONDOMINIUM, AS DELINEATED ON AND DEFINED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: THE EAST 1/2 OF LOT 10 AND ALL OF LOTS 11 AND 12 IN THE SUBDIVISION OF BLOCK 18 IN KINZIE'S ADDITION TO CHICAGO, IN SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENT, RESTRICTIONS, COVENANTS AND BY-LAWS FOR AVENUE EAST CONDOMINIUM RECORDED AS DOCUMENTS NO. 0725315094, AS MAY BE AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

##### PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE LIMITED COMMON ELEMENT NO. 211, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE AFORESAID DECLARATION.

##### PARCEL 3:

THE EXCLUSIVE RIGHT TO THE USE OF STORAGE SPACE LIMITED COMMON ELEMENT NO. 115, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE AFORESAID DECLARATION.

##### PARCEL 4:

EASEMENTS APPURTENANT TO THE ABOVE-DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE DECLARATION OF CONDOMINIUM, AFORESAID.

#### NOTE FOR INFORMATION ONLY:

CKA: 180 E. ILLINOIS ST. UNIT 2106, CHICAGO, IL 60611  
PIN: 17-10-126-011-1089

# UNOFFICIAL COPY

**RECORDING REQUESTED BY:**

Richard J. Hickey  
Hickey & Associates, LLC  
161 E. Grand Ave., 4<sup>th</sup> Floor  
Chicago, Illinois 60611

(Above reserved for official use only)

**INSTRUMENT PREPARED BY:**

Richard J. Hickey  
Hickey & Associates, LLC  
161 E. Grand Ave., 4<sup>th</sup> Floor  
Chicago, Illinois 60611  
Lakeshore Title Agency  
File No. LST 202106155

**SEND TAX STATEMENTS TO:**

Thomas Duff  
c/o Optimus  
161 E. Grand Ave., 1<sup>st</sup> Floor  
Chicago, Illinois 60611

**RETURN DEED TO:**

Richard J. Hickey  
Hickey & Associates, LLC  
336 Keystone Avenue  
River Forest, Illinois 60305

Tax Parcel ID/APN# 17-10-126-011-  
1089 Vol. 501

## QUIT CLAIM DEED FOR ILLINOIS

STATE OF ILLINOIS  
COUNTY OF COOK

THIS DEED is made this <sup>17<sup>th</sup></sup> ~~12~~ day of March 2021 by and between the "Grantor,"

Scott W. Yurks, an individual, having a mailing address of 7176 E. State Road 45,  
Bloomington Indiana 47408, *A MARRIED MAN*

*THIS IS NOT HOMESTEAD PROPERTY FOR GRANTOR OR HIS SPOUSE*

AND the "Grantees,"

Thomas J. Duff, an individual, Glenn T. Noren, an individual, and Randy S. Palmer, an  
individual, all as tenants in common. *(T.D) R S GN*

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FOR VALUABLE CONSIDERATION of the sum of one dollar (\$1.00), the receipt and sufficiency of which is hereby acknowledged, Grantor hereby quitclaims to Grantee and Grantee's heirs and assigns forever, all of Grantor's rights, titles, interests, and claims in or to the following described real estate (the "Property"), (see Exhibit A), together with all hereditaments and appurtenances belonging thereto, located in Cook County, Illinois, without any restrictions:

Property Address: 160 E. Illinois Street, Unit 2106, Chicago, Illinois 60611

Vesting Information/ Property Interest: Grantees receive the Property in fee simple as the sole owners as tenants in common.

[SIGNATURE PAGE FOLLOWS]

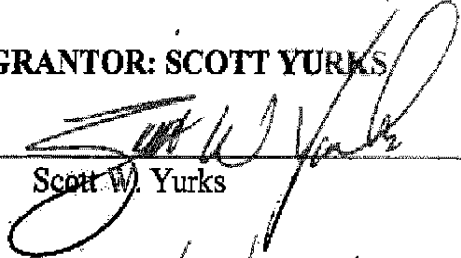
EXEMPT UNDER THE PROVISIONS OF PARAGRAPH E  
OF 35 ILCS 200/3-45 OF THE ILLINOIS REAL  
ESTATE TRANSFER TAX ACT

3/17/12  
Date Seller, Buyer or Grantor

Property of Cook County Clerk's Office

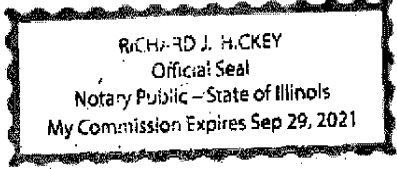
# UNOFFICIAL COPY

GRANTOR: SCOTT YURKS

  
\_\_\_\_\_  
Scott W. Yurks

Date: 3/17/2021

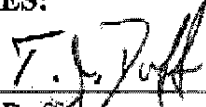
STATE OF Illinois )  
  ) ss.  
COUNTY OF Cook )




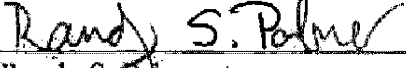
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Scott W. Yurks personally known to me and to be the same person whose name subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and 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 17 day of March, 2021.

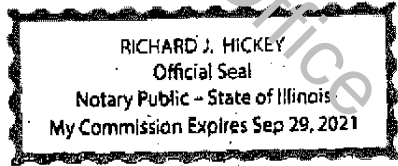
GRANTEES:

  
\_\_\_\_\_  
Thomas J. Duff  
Date: March 18, 2021

  
\_\_\_\_\_  
Glen T. Noren AKA Glen T. Noren  
Date: March 18, 2021

  
\_\_\_\_\_  
Randy S. Palmer  
Date: March 18, 2021

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 Thomas J. Duff, Glen T. Noren and Randy S. Palmer personally known to me and to be the same person whose name 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 18 day of March, 2021.