



21116190100

Doc# 2111619010 Fee \$88.00

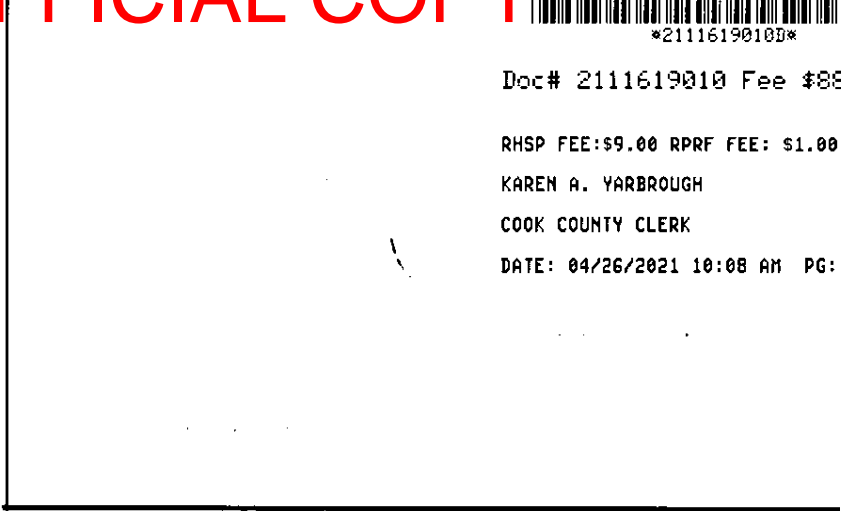
RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 04/26/2021 10:08 AM PG: 1 OF 5

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



Above Space for Recorder's use only and

THE GRANTOR(S)
KIMBERLY K. PAGELS, a/k/a, Kim Kallil
Pagels, a widow not since remarried,

of the City of Chicago, Cook County and State of Illinois for and in consideration of Ten and 00/100 (\$10.00) -- DOLLARS, and other good and valuable consideration in hand paid CONVEYS and QUIT CLAIMS to THE KIM KALLIL PAGELS REVOCABLE TRUST, dated 04-16-2021 - Kim Kallil Pagels, Trustee, all interest in the following described Real Estate, situated in Cook County, Illinois and commonly known as 70 E 18th St., Unit 3C and P12 Chicago, Illinois 60616, and legally described as:

(SEE EXHIBIT "A" ATTACHED HERETO FOR LEGAL DESCRIPTION)


hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. Permanent Real Estate Index Number(s): 17-22-301-062-1008



Address(es) of Real Estate: 70 E 18th St., Unit 3c and P12 Chicago, Il 60616

DATED this 16th day of April, 2021

Kimberly K. Pagels a/k/a Kim Kallil Pagels
KIMBERLY K. PAGELS;
a/k/a, Kim Kallil Pagels

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 KIMBERLY K. PAGELS; a/k/a, Kim Kallil Pagels personally known to me to be the same person whose names is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

REAL ESTATE TRANSFER TAX	26-Apr-2021
 CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

REAL ESTATE TRANSFER TAX	26-Apr-2021
 COUNTY:	0.00
 ILLINOIS:	0.00
TOTAL:	0.00

17-22-301-062-1008 | 20210401606874 | 1-533-849-104

17-22-301-062-1008 | 20210401606874 | 1-944-055-312

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

UNOFFICIAL COPY

EXHIBIT A:

PARCEL 1: UNIT 3C IN THE CASABLANCA ON MICHIGAN CONDOMINIUM AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

THE FOLLOWING PARCEL OF LAND, TAKEN AS A TRACT, LYING AT AND BELOW A HORIZONTAL PLANE AT ELEVATION 81.06 FEET CITY OF CHICAGO DATUM, DESCRIBED AS FOLLOWS:

LOTS 2 AND 3, LYING BELOW A HORIZONTAL PLANE OF +81.06, CITY OF CHICAGO DATUM, IN S.N. DEXTER'S SUBDIVISION OF BLOCK 4 IN ASSESSOR'S DIVISION OF THE SOUTHWEST FRACTIONAL $\frac{1}{4}$ OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THAT PART THEREOF LYING ABOVE A HORIZONTAL PLANE OF +11.95 CITY OF CHICAGO DATUM, AND LYING BELOW A HORIZONTAL PLANE OF +27.65 CITY OF CHICAGO DATUM, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 2; THENCE WEST ALONG THE SOUTH LINE OF SAID LOT 2, A DISTANCE OF 98.42 FEET; THENCE NORTH PARALLEL WITH THE EAST LINE OF SAID LOT 2 AND 3, A DISTANCE OF 20.06 FEET; THENCE WEST PARALLEL WITH THE SOUTH LINE OF SAID LOT 2, A DISTANCE OF 20.05 FEET; THENCE SOUTH PARALLEL WITH THE EAST LINE OF SAID LOTS 2 AND 3, A DISTANCE OF 20.06 FEET TO A POINT ON THE SOUTH LINE OF SAID LOT 2; THENCE WEST ALONG THE SOUTH LINE OF SAID LOT 2; A DISTANCE OF 53.73 FEET TO THE SOUTHWEST CORNER OF SAID LOT 2, THENCE NORTH ALONG THE WEST LINE OF SAID LOTS 2 AND 3, A DISTANCE OF 18.16 FEET; THENCE EAST PARALLEL WITH THE SOUTH LINE OF SAID LOT 2, A DISTANCE OF 5.12 FEET; THENCE NORTH PARALLEL WITH THE WEST LINE OF SAID LOTS 2 AND 3, A DISTANCE OF 4.70 FEET; THENCE EAST PARALLEL WITH THE SOUTH LINE OF SAID LOT 2, A DISTANCE OF 5.37 FEET; THENCE NORTH PARALLEL WITH THE WEST LINE OF SAID LOTS 2 AND 3, A DISTANCE OF 4.76 FEET; THENCE WEST PARALLEL WITH THE SOUTH LINE OF SAID LOT 2, A DISTANCE OF 6.65 FEET; THENCE NORTH PARALLEL WITH THE WEST LINE OF SAID LOTS 2 AND 3, A DISTANCE OF 13.25 FEET; THENCE WEST PARALLEL WITH THE SOUTH LINE OF SAID LOT 2, A DISTANCE OF 3.84 FEET TO A POINT IN THE WEST LINE OF SAID LOTS 2 AND 3, SAID POINT BEING 11.13 FEET SOUTH OF THE NORTHWEST CORNER OF SAID LOT 3; THENCE NORTH ALONG THE WEST LINE OF SAID LOTS 2 AND 3, A DISTANCE OF 11.13 FEET TO THE NORTHWEST CORNER OF SAID LOT 3, THENCE EAST ALONG THE NORTH LINE OF SAID LOT 3, A DISTANCE OF 150.05 FEET; THENCE SOUTH PARALLEL WITH THE EAST LINE OF SAID LOTS 2 AND 3, A DISTANCE OF 5.98 FEET; THENCE EAST PARALLEL WITH THE NORTH LINE OF SAID LOT 3, A DISTANCE OF 14.74 FEET; THENCE SOUTH PARALLEL WITH THE EAST LINE OF SAID LOTS 2 AND 3, A DISTANCE OF 1.26 FEET; THENCE EAST PARALLEL WITH THE NORTH LINE OF SAID LOT 3, A DISTANCE OF 7.41 FEET TO A POINT IN THE EAST LINE OF SAID LOTS 2 AND 3, SAID POINT BEING 44.76 FEET

UNOFFICIAL COPY

NORTH OF THE SOUTHEAST CORNER OF SAID LOT 2; THENCE SOUTH ALONG THE EAST LINE OF SAID LOTS 2 AND 3, A DISTANCE OF 44.76 FEET TO THE POINT OF BEGINNING), ALL IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0533339046 AND RERECORDED DECEMBER 1, 2005, AS DOCUMENT 0533534106 IN THE RECORDER'S OFFICE OF COOK COUNTY, ILLINOIS TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, AS AMENDED FROM TIME TO TIME.

PARCEL 2. THE EXCLUSIVE RIGHT TO USE OF P12, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 0533534106.

PROPERTY ADDRESS: 70 E. 18TH ST., UNIT 3C & P12, CHICAGO, IL 60616

P.I.N.: 17-22-301-062-1008

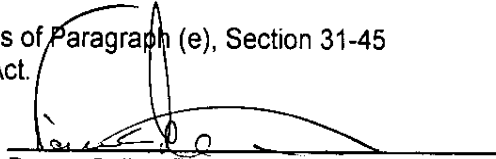
Property of Cook County Clerk's Office

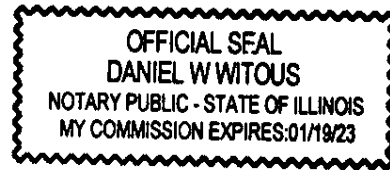
UNOFFICIAL COPY

Quit Claim Deed
INDIVIDUAL TO INDIVIDUAL

Exempt under provisions of Paragraph (e), Section 31-45
Property Transfer Tax Act.

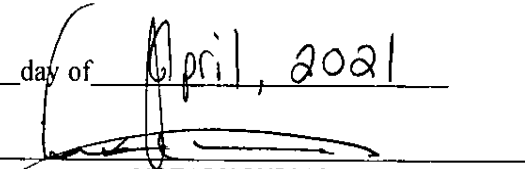
Date: April 16, 2021


Buyer, Seller, Representative



Given under my hand and official seal, this 16th day of April, 2021

Commission expires _____ 20____


NOTARY PUBLIC

This instrument was prepared by Daniel W. Witous, Attorney 9901 S Western Ave., Chicago, Illinois 60643

(Name and Address)

MAIL TO:

SEND SUBSEQUENT TAX BILLS TO:

Kimberly Kallil Pagels
70 E 18th St., Unit 3C
Chicago, IL 60616

Kimberly Kallil Pagels
70 E 18th St., Unit 3C
Chicago, IL 60616

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 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 4-16-2021 Signature: _____
Grantor or Agent

Subscribed and sworn to before me
by the said Daniel Witous
dated 4-16-2021

Notary Public Stephanie Kelly



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 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 4-16-2021 Signature: _____
Grantee or Agent

Subscribed and sworn to before me
by the said Daniel Witous
dated 4-16-2021

Notary Public Stephanie Kelly



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 Facsimile ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act).

NOTE: LAND TRUSTEE IS NEITHER "GRANTEE OR AGENT" OF AN ASSIGNMENT OF BENEFICIAL INTEREST.