

# UNOFFICIAL COPY

Doc# 2113120290 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 05/11/2021 11:10 AM Pg: 1 of 6

Dec ID 20210401614696  
ST/CO Stamp 1-666-268-688  
City Stamp 1-190-379-024

Prepared By:  
Margaret Daur, Attorney at Law, 13805 W. Burleigh Rd, Ste. 100, Brookfield, WI 53005

Mail Tax Statement to:  
James C. Baldwin and Elisa M. Westapher, 814 North Wood St, Chicago, IL 60622

Return to: Westcor Land Title Insurance Company, 600 W Germantown Pike, Suite 450,  
Plymouth Meeting, PA 19426

Reference Number: IS-20-532376

Permanent Real Estate Index Number: 17-06-436-026-1006

## QUITCLAIM DEED

*IS-20-532376*

ELISA M. WESTAPHER, a married woman and joined by her spouse, JAMES C. BALDWIN, whose mailing address is 814 North Wood Street, Unit 3S, Chicago, IL 60622, (the "Grantor"), for valuable consideration in the amount of Zero and 00/100 Dollars (\$0.00), and other good and valuable consideration, does hereby CONVEY and QUITCLAIM unto JAMES C. BALDWIN and ELISA M. WESTAPHER, husband and wife, not as joint tenants or tenants in common but by tenants by the entireties, whose address is 814 North Wood Street, Chicago, IL 60622, hereinafter, "Grantee", the following described real estate situated in the County of Cook, in the State of Illinois, to-wit:

The following described property in the City of Chicago, County of Cook, State of Illinois, to-wit:

### Parcel 1:

Unit Number 3S in the 814-816 North Wood Condominium as delineated on a Survey of the Following described real estate:

Lot 12 and Lot 4 in Hatterman's Resubdivision of Lot 1 in the Superior Court Partition of the South 1/2 of Block 8 in Cochran and others Subdivision of the West 1/2 of the Southeast 1/4 of Section 6, Township 39 North, Range 14 East of the Third Principal Meridian in Cook County, Illinois.

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Which Survey is attached as an Exhibit to the Declaration of Condominium recorded as Document Number 1133816025, together with its undivided percentage interest in the common elements, all in Cook County, Illinois.

Parcel 2:

The (exclusive) right to the use of P-6, Storage Space S-1 and roof top right to Unit 3S, a limited common elements, as delineated on the Survey attached to the Declaration aforesaid recorded as Document Number 1134816025.

BEING the same which 814 N. Wood LLC by Deed dated February 14, 2012 and recorded February 27, 2012 in the Office of the County Recorder of the County of Cook, State of Illinois in Instrument No. 1205842061 conveyed unto Elisa M. Westapher.

\*\*\* Property Address: 814 North Wood St, Unit 3S, Chicago, IL 60622 \*\*\*

This conveyance made subject to all easements, and building or use restrictions of record, including, but not limited to, those for public roads and highways, restrictive covenants, utilities, railroads, and pipelines. The conveyance is also subject to all applicable zoning, ordinances, statutes, rules, or regulations, as a needed.

IN WITNESS WHEREOF, this deed was executed by the Grantor, this the 9 day Sept, 2020

Elisa M. Westapher (Seal)  
ELISA M. WESTAPHER

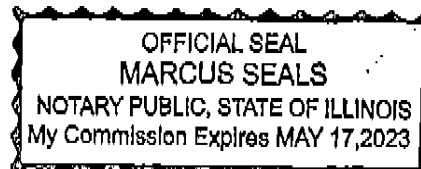
James C. Baldwin (Seal)  
JAMES C. BALDWIN

STATE OF ILLINOIS }  
COUNTY OF COOK } ss:

I, the undersigned, a Notary Public in and of said County, in the State aforesaid, DO HEREBY CERTIFY THAT, ELISA M. WESTAPHER, is 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/she signed, sealed and delivered said instrument as his/her free and voluntary act, for the purposes therein set forth.

Given under my hand and notarial seal, this day of Sept 9, 2020.

MS  
Notary Public  
My Commission expires:



# UNOFFICIAL COPY

STATE OF ILLINOIS }  
COUNTY OF Cook } ss:

I, the undersigned, a Notary Public in and of said County, in the State aforesaid, DO HEREBY CERTIFY THAT, JAMES C. BALDWIN, is 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/she signed, sealed and delivered said instrument as his/her free and voluntary act, for the purposes therein set forth.

Given under my hand and notarial seal, this day of Sept. 9, \_\_\_\_\_, 2020.

[Signature]  
\_\_\_\_\_  
Notary Public  
My Commission expires:



This copy is provided by the Recorder for use in Cook County, Illinois. A legal opinion is recommended prior to taking final action with this deed. Changes in ownership may have tax, inheritance and other legal ramifications.

Exempt under provisions of Paragraph (d) Section 31.45, Property Tax Code.

Date: 09/09/2020

Signature of Grantor:

[Signature]  
ELISA M. WESTAPHER

[Signature]  
JAMES C. BALDWIN

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# UNOFFICIAL COPY

Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX 29-Apr-2021



<b>CHICAGO:</b>	0.00
<b>CTA:</b>	0.00
<b>TOTAL:</b>	0.00 *

17-06-436-026-1006 | 20210401614696 | 1-190-379-024

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

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Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX 29-Apr-2021

COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00



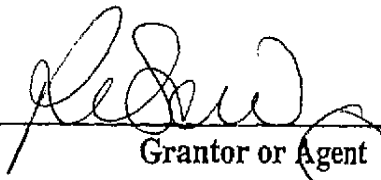
17-06-436-026-1006 | 20210401614696 | 1-666-268-688


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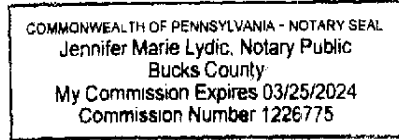
## STATEMENT BY GRANTOR AND GRANTEE

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 APRIL 13, 2021

Signature:   
Grantor or Agent

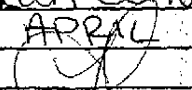
Subscribed and sworn to before me  
By the said Rebekah Schueck  
This 13, day of APRIL, 2021  
Notary Public 

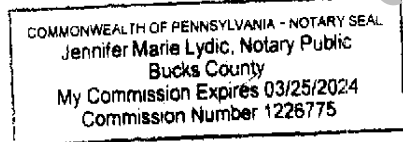


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois,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

Date APRIL 13, 2021

Signature:   
Grantee or Agent

Subscribed and sworn to before me  
By the said Rebekah Schueck  
This 13, day of APRIL, 2021  
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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)