

# UNOFFICIAL COPY

Doc#: 2113418346 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 05/14/2021 11:52 AM Pg: 1 of 3

## QUIT CLAIM DEED

ILLINOIS

Dec ID 20210501628453  
ST/CO Stamp 1-628-762-384  
City Stamp 0-044-134-672

*Above Space for Recorder's Use Only*

THE GRANTOR(s), Warren Jankelow, Steven Jankelow, and Laurence Jankelow, as tenants in common, for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(s) and QUIT CLAIM(s) to 4321 N Damen, LLC, an Illinois limited liability company, the following described Real Estate situated in the County of Cook in the State of Illinois to wit: (See Page 2 for Legal Description)


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

SUBJECT TO: General taxes for 2020 and subsequent years; Covenants, conditions and restrictions of record, if any; building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the property.

Permanent Real Estate Index Number(s): 14-18-400-010-0000

Address of Real Estate: 4321 North Damen Avenue, Chicago, Illinois 60618

The date of this deed of conveyance is April 9, 2021

  
\_\_\_\_\_  
Warren Jankelow

  
\_\_\_\_\_  
Steven Jankelow

  
\_\_\_\_\_  
Laurence Jankelow

State of Illinois  
County of Lake ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Warren Jankelow, Steven Jankelow, and Laurence Jankelow, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

*(Impress Seal Here)*



Given under my hand and official seal

*(My Commission Expires 5-26-24)*

  
\_\_\_\_\_  
Notary Public

# UNOFFICIAL COPY

## LEGAL DESCRIPTION

For the premises commonly known as

LOT 26 IN BLOCK 3 IN FOSTER'S MONTROSE BOULEVARD SUBDIVISION, A RESUBDIVISION OF PART OF THE NORTHWEST QUARTER OF THE SOUTH EAST QUARTER OF SECTION 18, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WEST OF THE CHICAGO AND NORTHWESTERN RAILROAD RIGHT OF WAY AND EXPECTING STREETS HERETOFORE DEDICATED, IN COOK COUNTY, ILLINOIS.

PIN(s): 14-18-400-010-0000

No taxable consideration - Exempt pursuant to Paragraph 1004(e) of the Real Estate Transfer Act;



Warren Jankelow

4/9/2021

Date



Steven Jankelow

4/9/2021

Date



Laurence Jankelow

4/9/2021

Date

This instrument was prepared by:

Merit Law Group, Inc.  
959 Main St., Suite 1  
Antioch, IL 60002

Send subsequent tax bills to:

Laurence Jankelow  
4321 N. Damen Ave.,  
Chicago, IL 60618

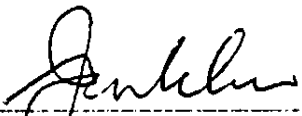
Recorder-mail recorded document to:

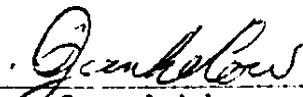
Merit Law Group, Inc.  
959 Main St., Suite 1  
Antioch, IL 60002

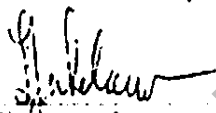
# UNOFFICIAL COPY

## GRANTOR / GRANTEE STATEMENT

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed 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.

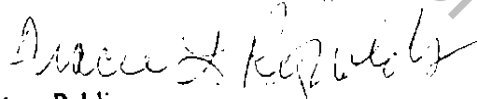
  
Signature Grantor: Warren Jankelow  
Date: 5/4/2021

  
Signature: Steven Jankelow  
Date: 5/4/2021

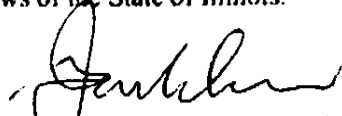
  
Signature: Laurence Jankelow  
Date: 5/4/2021


SUBSCRIBED AND SWORN TO BEFORE ME  
THIS 4 DAY OF May, 2021

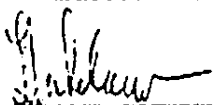


  
Notary Public

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 and hold title to real estate under the laws of the State of Illinois.

  
Signature Grantor: Warren Jankelow  
Date: 5/4/2021

  
Signature: Steven Jankelow  
Date: 5/4/2021

  
Signature: Laurence Jankelow  
Date: 5/4/2021

SUBSCRIBED AND SWORN TO BEFORE ME  
THIS 4 DAY OF May, 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.]