

# UNOFFICIAL COPY

## Quit Claim Deed

Statutory (Illinois)  
Individual to Individual

1/2

The GRANTOR, **DELEE DEVELOPMENT, LLC**, an Illinois limited liability company,

200161901767



\*2114610030\*

Doc# 2114610030 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 05/26/2021 11:54 AM PG: 1 OF 3

of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten & 00/100 Dollars, in hand paid, CONVEYS to

**DL 1840-54 S FAIRFIELD LLC**, an Illinois limited liability company

all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

PARCEL 1:

LOTS 29,30, 31,32, AND 33 IN BLOCK 4 IN MCHMAHON'S SUBDIVISION OF THE WEST 1/2 OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 24, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

LOTS 25, 26,27 AND 28 (EXCEPT THEREOF PORTIONS TAKEN FOR THE STREET) IN BLOCK 4 IN MCHMAHON'S SUBDIVISION OF THE WEST 1/2 OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 24, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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

SUBJECT TO: General real estate taxes for 2020 and thereafter

Permanent Real Estate Index Number(s): 16-24-407-034-0000, 16-24-407-035-0000, 16-24-407-036-0000  
16-24-407-037-0000, 16-24-407-038-0000, 16-24-407-047-0000

Address(es) of Real Estate: 1840-54 S. Fairfield, Chicago, IL. 60649

Dated this 29<sup>th</sup> day of March, 2021.

DELEE DEVELOPMENT, LLC

By:   
TYLER DeROO, Manager

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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 Tyler DeRoo, Manager of DeLee Development, LLC, personally known to me to be the person whose name is 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, and the free and voluntary act of the limited liability company, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and seal, this 29<sup>th</sup> day of March, 2021.

Commission expires: 12-8-2022

 [Signature]  
Notary Public

This instrument prepared by: Law Offices of Kulas & Kulas, P.C., 2329 W. Chicago, Chicago, Illinois 60622

Exempt under provisions of Paragraph (E)  
Section 4, of the Real Estate Transfer Tax Act.  
3-29-21 P. Kulas ATTY  
Date                      Attorney Representative


I hereby declare that the attached deed represents a transaction exempt from taxation under the Chicago Transaction Tax Ordinance by paragraph(s) (E) of Section 200.1-2B6 of said Ordinance.  
3-29-21 P. Kulas ATTY  
Date                      Buyer, Seller or Representative



Prepared by:  
Mail to:

Send subsequent tax bills to:

Law Offices of Kulas & Kulas, PC  
2329 W. Chicago Ave.  
Chicago, IL. 60622

DL 6184-54 S Fairfield LLC  
444 W. Lake St., #1700  
Chicago, IL. 60606

REAL ESTATE TRANSFER TAX		12-Apr-2021
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *
16-24-207-034-0000   20210301681336   0-490-878-480		
* Total does not include any applicable penalty or interest due.		

REAL ESTATE TRANSFER TAX		12-Apr-2021
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
16-24-207-034-0000   20210301681336   0-742-839-824		

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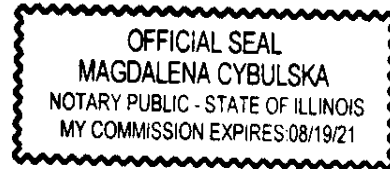
## STATEMENT BY GRANTOR AND GRANTEE

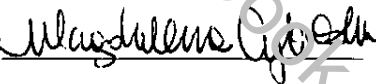
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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: 3-4, 2021

Signature:   
Grantor or Agent

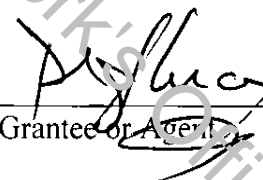
Subscribed and sworn to before me by the said Grantor/Agent this 4th day of MAR, 2021.



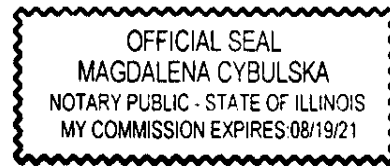
Notary Public 

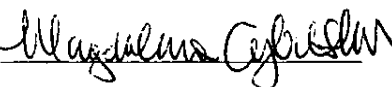
The grantee of his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, and Illinois corporation or foreign corporation authorize to do business or acquire and hold title to real estate in Illinois,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

Dated: 3-4, 2021.

Signature:   
Grantee or Agent

Subscribed and sworn to before me by the said Grantee/Agent this 4th day of MAR, 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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)