

# UNOFFICIAL COPY

Doc#: 2114749112 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 05/27/2021 11:44 AM Pg: 1 of 3

Dec ID 20210501641151  
ST/CO Stamp 0-969-316-624  
City Stamp 1-506-187-536

## Quit Claim Deed

### ILLINOIS STATUTORY

#### MAIL TO:

Justin Brown and David C. Green  
1225 W. Greenleaf Avenue  
Chicago, IL 60626

#### NAME & ADDRESS OF TAXPAYER:

Justin Brown and David C. Green  
1225 W. Greenleaf Avenue  
Chicago, IL 60626

THE GRANTORS, Justin Brown, an unmarried man, and David C. Green, an unmarried man, both of the City of Chicago, of the County of Cook, of the State of Illinois for and in consideration of Ten (\$10.00) DOLLARS and other good and valuable consideration(s) in hand paid, CONVEY AND QUIT CLAIM TO Justin Brown, an unmarried man and David C. Green, an unmarried man, both of the County of Cook, the State of Illinois, all interest in the following described real estate situation in the County of Cook, in the State of Illinois, to wit:

#### (LEGAL DESCRIPTION)

UNIT 1225-1E IN THE GREENLEAF OF THE LAKE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 4 IN PLATKE AND CROSBYS GREENLEAF SUBDIVISION OF LOT 1 IN BLOCK 10 IN CIRCUIT COURT PARTITION, A SUBDIVISION OF THE EAST 1/2 OF THE NORTHWEST 1/4 AND THE NORTHEAST 1/4 OF FRACTIONAL SECTION 32, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0332332053, AS AMENDED FROM TIME TO TIME, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST, IN COOK COUNTY, ILLINOIS.

This is not a homestead property.


TO HAVE AND TO HOLD the above granted premises unto the parties of the second part forever, not as tenants in common or tenants by the entirety, but as joint tenants.

Permanent Index Number(s): 11-32-111-017-1009

Property Address: 1225 W. Greenleaf Avenue, Unit 1E, Chicago, IL 60626

Dated this 8 day of May, 2021

  
Justin Brown (Seal)

  
David C. Green (Seal)

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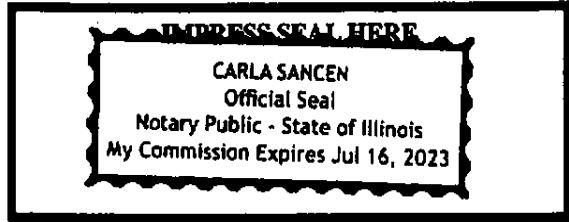
STATE OF ILLINOIS )  
  ) SS.  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Justin Brown and David C. Green 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 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 08 day of May, 2021

Carla Sancen

Notary Public  
My commission expires on Jul 16, 2023.



If Grantor is also Grantee you may want to strike Release & Waiver of Homestead Rights.

**NAME AND ADDRESS OF PREPARER:**

Ahmed Motiwala  
M&A Law Firm, P.C.  
Ahmed Motiwala  
4438 Oakton Street  
Skokie, IL 60076

EXEMPT UNDER PROVISIONS OF PARAGRAPH E SECTION 31-45, PROPERTY TAX CODE.

EXEMPT UNDER PROVISIONS OF PARAGRAPH (e) 35 ILCS 200/31-45, PROPERTY TAX CODE AND COOK COUNTY ORD. 93-0-28 PAR (E)

EXEMPT UNDER PROVISIONS OF PARAGRAPH (e) 35 ILCS 200/31-45, PROPERTY TAX CODE; COOK COUNTY ORD. 93-0-28 PAR 4; AND EXEMPT UNDER SECTION 2001-2B6 OF THE CHICAGO TRANSACTION TAX

DATE: May 8, 2021

David C. Green  
Signature of Buyer, Seller or Representative.

This conveyance must contain the name and address of the Grantee for tax billing purposes (55ILCS 5/3-5020) and the name and address of the person preparing the instrument, (55ILCS 5/3-5022)

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## GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

### GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (ABI) 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 another 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.

DATED: 5 | 8 | 2021

SIGNATURE: [Signature]  
GRANTOR or AGENT

### GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public:

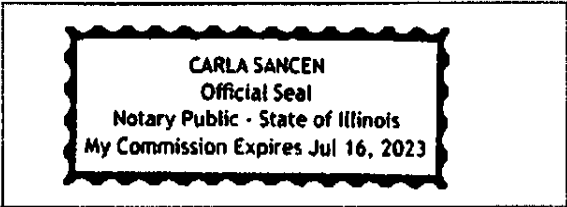
Carla Sancen

By the said (Name of Grantor): Justin Brown

On this date of: 05 | 08 | 2021

NOTARY SIGNATURE: [Signature]

#### AFFIX NOTARY STAMP BELOW



### GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (ABI) 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.

DATED: 5 | 8 | 2021

SIGNATURE: [Signature]  
GRANTEE or AGENT

### GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

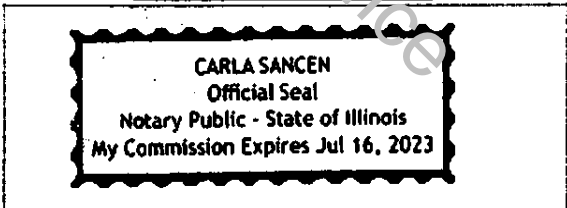
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantee): Justin Brown

On this date of: 5 | 08 | 2021

NOTARY SIGNATURE: [Signature]

#### AFFIX NOTARY STAMP BELOW



### CRIMINAL LIABILITY NOTICE

Pursuant to Section 55 ILCS 5/3-5020(b)(2), 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 the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**)