

UNOFFICIAL COPY

Quit Claim Deed

ILLINOIS

Doc#: 2115806222 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/07/2021 11:17 AM Pg: 1 of 3

Dec ID 20210101604995
ST/CO Stamp 1-750-872-336
City Stamp 1-158-328-592

Above Space for Recorder's Use Only

THE GRANTORS, Mario Weber, a married man, and Josette Weber, a married woman, of 4747 S Pulaski, Chicago, Illinois for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable considerations in hand paid, CONVEY and QUIT CLAIM to JMM SOUTH PROPERTIES LLC 2300 W 63rd, an Illinois Series Limited Liability Company, following described Real Estate situated in the County of Cook in the State of Illinois to wit: *(See page 2 for legal description attached hereto and made part hereof.)*, 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;

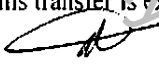
THIS PROPERTY IS NOT HOMESTEAD PROPERTY


Permanent Real Estate Index Number: 20-18-311-037-0000


Address of Real Estate:

2300 W 63rd St., Chicago, ILLINOIS 60636

The date of this deed of conveyance is 12/15, 2020.
This transfer is exempt pursuant to 35 ILCS 200/31-45(e)

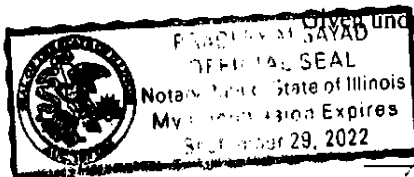

Mario Weber


Josette Weber


Mario Weber

State of IL, County of Cook SS. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that, Mario Weber and Josette Weber, 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 12/15/2020.

(My Commission Expires _____)


Notary Public Signature and Stamp



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LEGAL DESCRIPTION

For the premises commonly known as: 2300 W 63rd St., Chicago, ILLINOIS 60636

Legal Description:

LOTS 201 TO 210, BOTH INCLUSIVE, IN BLOCK 5 IN L.A. CUMMING'S SUBDIVISION OF BLOCKS 2 AND 7, BLOCKS 3 AND 6 (EXCEPT THE EAST 340 FEET THEREOF) AND LOTS 1 AND 2 OF BLOCK 5, ALL IN SUBDIVISION OF THE SOUTH 1/2 OF THE SOUTHWEST ¼ OF SECTION 18, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN.

REAL ESTATE TRANSFER TAX		07-May-2021
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
20-18-311-037-0000 20210101604995 1-750-872-336		

REAL ESTATE TRANSFER TAX		07-May-2021
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00
20-18-311-037-0000 20210101604995 1-158-328-592		

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

This instrument was prepared by:

Bradley Sayad
Sayad Law Group, Ltd.

1S443 Summit Ave.
Suite 304B
Oakbrook Terrace, IL 60181

Send Recorded Deed to:

JMM South Properties LLC 2300 W 63rd
5097 N. Elston Ave. #101
Chicago, Illinois 60630

Send subsequent tax bills to:

JMM South Properties LLC 2300 W 63rd
5097 N. Elston Ave. #101
Chicago, Illinois 60630

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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 1/21/21

Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me by the said Bradley Sayad, dated 1/21/21

Notary Public [Signature]



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 1/21/21

Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me by the said Bradley Sayad, dated 1/21/21

Notary Public [Signature]



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.