


UNOFFICIAL COPY

QUIT CLAIM DEED

Statutory
State of Illinois

Prepared by:
Shannon K. Quinn
Hammer Serna & Quinn
77 W. Wacker Drive, Suite 4500
Chicago, IL 60601
(312) 372-6058

 *2116145055D*
Doc# 2116145055 Fee \$88.00
RHSP FEE:\$9.00 RPRF FEE: \$1.00
KAREN A. YARBROUGH COOK COUNTY CLERK
DATE: 06/10/2021 03:07 PM PG: 1 OF 5

The GRANTORS, 414 Financial, LLC of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten and no/100 dollars (\$10.00), and other good and valuable consideration exchanged, do hereby CONVEY and QUIT CLAIM to the GRANTEE(S), Margaret Williams as Trustee of Margaret Williams Revocable Trust, divorced and not since remarried of the address 344 W. Willow Street, Units C & D of the City of Chicago, County of Cook, State of Illinois, in the form of ownership of Sole Ownership of ALL INTERESTS they may have in the following described Real Estate situated in the County of Cook, State of Illinois and described as follows:

SEE EXHIBIT "A" FOR LEGAL DESCRIPTION

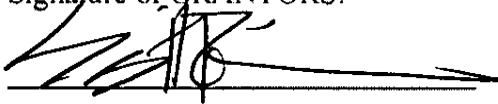
Permanent Index Number(s): 14-33-401-069-1001

and commonly known as: 1925 N. Sedgwick, Unit 1, Chicago, Illinois 60614

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Law of the State of Illinois (except as to GRANTORS who are also GRANTEES herein).

Dated this 5th day of Apr. 1, 2021.

Signature of GRANTORS:



Scott Williams
Member of 414 Financial, LLC



Margaret Williams
Member of 414 Financial, LLC

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(Printed name) _____ (Printed name) _____
 State of Illinois }
 County of Cook } ss.

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that

MARGARET WILLIAMS

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 she signed, sealed and delivered said instrument as her 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 official notarial seal, this 11th day of MAY, 2021.

[Handwritten Signature]

Notary Public

(Seal)
 State of Illinois }
 County of Cook } ss.

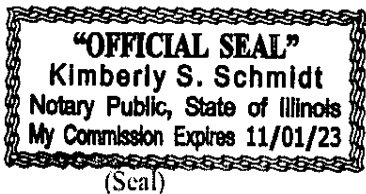


I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that

SCOTT WILLIAMS

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 signed, sealed and delivered 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 official notarial seal, this 5th day of April, 2021.



[Handwritten Signature]
 Notary Public

Exempt under the provisions of Real Estate Transfer Tax Act (35 ILCS 200/31-45(b)(3))

By: Robert J. Lewis, agent Dated 6/7/2021
 Agent of Grantor

Name and address of taxpayer/grantee(s):
Margaret Williams
344 W. Willow Street, Unit C & D
Chicago, Illinois 60614

Please mail to:
Margaret Williams
344 W. Willow Street, Unit C & D
Chicago, Illinois 60614


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EXHIBIT A

LEGAL DESCRIPTION OF 1925 N. Sedgwick, Unit 1, Chicago, Illinois 60614 P.I.N. # 14-33-401-069-1001



Unit 1 on the 1925 North, Sedgwick Condominium, as delineated on a plat of survey of the following described tract of land: Lot 13 in Armstrong's subdivision of the North 3 acres of Block 39 of Canal Trustees Subdivision of Section 33, Township 40 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois. Which plan of survey is attached as Exhibit "C" to the declaration of condominium recorded as documents number 99709456; together with its undivided percentage interest in the common elements.

Property of Cook County Clerk's Office

	REAL ESTATE TRANSFER TAX	10-Jun-2021
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

14-33-401-069-1001 | 20210601658714 | 0-636-159-248

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

	REAL ESTATE TRANSFER TAX	10-Jun-2021
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
14-33-401-069-1001 20210601658714 0-620-971-280		

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STATEMENT BY GRANTOR AND GRANTEE

The **grantor** or her agent affirms that to the best of her 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 personal and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

DATED: May 11, 2021

SIGNATURE: Margaret Williams
Grantor or Agent
Margaret Williams, as a member of
414 Financial, LLC

SUBSCRIBED & SWORN to before me
this 11th day of May, 2021.



[Signature]

NOTARY PUBLIC

The **grantor** or his agent affirms and verified 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 personal and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

DATED: April 5, 2021

SIGNATURE: [Signature]
Grantor or Agent
Scott Williams, as a member of
414 Financial, LLC

SUBSCRIBED & SWORN to before me
this 5th day of April, 2021.

[Signature]
NOTARY PUBLIC

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The **grantee** or her agent affirms and verified 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 personal and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

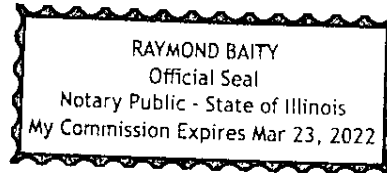
DATED: May 11, 2021

SIGNATURE: Margaret Williams
Grantee or Agent
Margaret Williams, as Trustee of
Margaret Williams Revocable Trust

SUBSCRIBED & SWORN to before me
this 11th 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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)