Doc#. 2116207269 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 06/11/2021 10:44 AM Pg: 1 of 5

National Title Solutions, Inc

Dec ID 20210601660009 ST/CO Stamp 0-182-093-072 City Stamp 1-227-457-808

National Title Solutions, Inc.

# QUIT CLAIM DEED ILLINOIS STATUTORY Individual

File Number: 2021-3412

THE GRANTOR(S) CHRISTOPHER MITCHELL\* A MARRIED MAN AND EVA M. BRAUN N/K/A EVA M. MCKEE\*\* A MARRIED WOMAN JOINT TENANTS, whose address is 2715 West Dakin Street, Chicago, IL 60618, of the County of Cook, State of Illinois for and in consideration of Ten Dollars, (\$1050) and other good and valuable consideration in hand paid, CONVEY(S) and QUIT CLAIM(S) to CHRISTOPHER MITCHELL AND CHARDONNEE CUNNINGHAM, HUSBAND AND WIFE, AS JOINT TENANTS whose address is 707 Edgemont Ln, Park Ridge, IL 60068 of the County of Cook, State of Illinois. Air interest in the following described Real Estate situated in the County of Cook, State of Illinois, to wit:

Exhibit 'A'

PIN: 13-24-200-055-0000

Hereby releasing and waiving all right under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 13-24-200-055-0000

Address(es) of Real Estate: 2715 West Dakin Street, Chicago, IL 60618

\*Please note this does not constitute as homestead for Christopher Mitchell or their spouse

\*\*Please note this does not constitute as homestead for Eva M. Braun n/k/a Eva M. Mckee in their spouse

**EXEMPT UNDER PROVISIONS OF** 

Paragraph E

Section 31-45

Property Tax Code:

Date

Buyer, Seller or Representative

**AL ESTATE TRANSFER TAX** 

REAL ESTATE TRA	NSFER TAX	08-Jun-2021
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *
13-24-200-055-000	00 20210601660009	1-227-457-808

Total does not include any applicable penalty or interest due.

		TOTAL:	0.00
13-24-200	-055-0000	20210601660009	0-182-093-072

COUNTY:

ILLINOIS-

08-Jun-2021

0.00

0.00

Dated this $\frac{26}{4}$ day of $\frac{APr}{4}$ , $\frac{2021}{4}$ .	
Ualeutinis day of	
tille	
CHRISTOPHER MITCHELL	
State of, County of ss.	
I the undersignal a blotony Dublic in and for soid County in the State of one	old CERTIEV THAT
I, the undersigned a Notary Public in and for said County, in the State afores. CHRISTOPHER PUTCHELL personally known to me to be the same personal known to be the same	
are subscribed to the foregoing instrument, appeared before me this da	
acknowledged that they signed, sealed and delivered the said instrument as the	
act, for the uses and purposes therein set forth, including the release and w homestead.	aiver of the right of
Given under my hand and official scal, this 26 day of 4 m,	2021
an	(Alotany D. MAZIN AMRO
	(Notary Public Amed Official Seal Notary Public - State of Illin
4	My Commission Expires Aug 25
After Departing Deturn Tex	<del></del>
After Recording, Return To:	
National Title Solutions, Inc.	
3550 Hobson Rd. Suite 101 Woodridge, IL 60517	
After Recording, Return To:  National Title Solutions, Inc. 3550 Hobson Rd. Suite 101 Woodridge, IL 60517  Prepared By:	
Descript But	
Prepared By:	
Meghan Stokes	
Law Office of Meghan Stokes LLC	$\mathcal{I}_{\mathcal{K}_{\mathbf{A}}}$
3452 N Kolmar Ave. Chicago, IL 60641	
Mail Tax Bill(s) To:	
Christopher Mitchell and Chardonnee Cunningham	

707 Edgemont Ln, Park Ridge, IL 60068

Dated this 24 day of April	2021
Cari alk	,
EVA M. BRAUN N/K/A EVA M. MCKEE	<del>.</del>
State of, County of Lakess	
EVA M. BRAUN M/K/A EVA M. MCKEE whose name(s) are subscribed to the foregoi and acknowledged that they signed, sealed	or said County, in the State aforesaid, CERTIFY THAT personally known to me to be the same person(s) ing instrument, appeared before me this day in person. I and delivered the said instrument as their free and in set forth, including the release and waiver of the right of
Given under my hand and official scal, this 24th	day of April 2021
KATHERINE M LESZCZYNSKI Official Seal Notary Public – State of Illinois My Commission Expires Oct 24, 2021	Kath M (Notary Public)
After Recording, Return To:	Co
National Title Solutions, Inc. 3550 Hobson Rd. Suite 101 Woodridge, IL 60517	COUNTY COMPANY
	OFF.
	Co

2116207269 Page: 4 of 5

#### **UNOFFICIAL COPY**

### Exhibit "A" Property Description

THE FOLLOWING DESCRIBED REAL ESTATE, SITUATED IN THE CITY OF CHICAGO, COOK COUNTY, ILLINOIS TO WIT:

#### PARCEL A:

THAT PART OF THE NORTHEAST QUARTER OF SECTION 24, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF THE NORTHEAST OUARTER OF SECTION 24 AFORESA'A); THENCE NORTH 89°19'27" EAST, ALONG THE NORTH LINE, THEREOF, 269.94 FEET TO THE NORTHERLY EXTENSION OF THE WEST LINE OF LOT 2 IN THE SUBDIVISION OF BLOCK 4 AND THAT PART OF BLOCK 5 LYING WEST AND NORTH OF THE CENTER LINE OF THE CHICAGO RIVER IN KINZIE'S SUBDIVISION OF THE NORTHEAST OUARTER OF SECTION 24. AFORESAID: THENCE SOUTH 01° 31' 40" EAST, 50:00 FEET ALONG SAID NORTHERLY EXTENSION TO THE SOUTH LINE OF IRVING PAR'S ROAD, THENCE NORTH 89°19'27" EAST, ALONG SAID SOUTH LINE, 101.66 FEET, THENCE SOUTH 00°40'33" EAST, 61.12 FEET, THENCE EASTERLY 6.39 FEET ALONG THE ARC OF A CIRCLE HAVING A RADIUS OF 10.50 FEET CONVEX TO THE SOUTH AND WHOSE CHORD BEARS SOUTH 73°15'04" EAST A DISTANCE OF 6.29 FEET; THENCF SOUTH 00°40'33" EAST, 32.00 FEET, THENCE NORTH 89°19'27" EAST, 82.67 FEET 7°C THE POINT OF BEGINNING: THENCE NORTH 89°19'27" EAST, 15.00 FEET; 00°40'33" WEST, 80.00 FEET TO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS.

CONTAINING 1,200 SQUARE FEET OR 0.0275 ACRES, MORE OF LESS.

#### PARCEL B:

EASEMENTS FOR THE BENEFIT OF PARCEL A AS CREATED BY DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR RIVER PARK NORTH HOMEOWNERS' ASSOCIATION RECORDED APRIL 28, 200 AS DOCUMENT NUMBER 0511812274 MADE BY IRVING PARK DEVELOPMENT, L.L.C., AN ILLINOIS LIMITED LIABILITY COMPANY, AS DECLARANT, FOR ACCESS, INGRESS AND EGRESS, AS MORE FULLY DESCRIBED AND ACCORDING TO THE TERMS SET FORTH THEREIN.

PIN: 13-24-200-055-0000

#### GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANT AS REQUERED BY 455 ILCS 5/3-6920 (from Ch. 34, per. \$-5020)

7	-			(B)	r

The GRANTOR or herfuls agent, afferns that, to the best of herfuls knowledge, the name of the GRANTEE an

partnership authorized to do business or soquire and hold file to as a person and authorized to do business or acquire and hold to DATED: 4 26 2 2 2	tio to real estate under the laws of the State of Minois.  BIGHATURE: State MANUAL GRANTON & AREATY
RANTOR MOTARY SE (I) DN: The index section is to be completed by Subscribed and section before me, Name of Motary Public:	
By the sold (Name of Goundar):	AFFIX NOTARY STANP SELON
Contribution of 1 26 0 2021	OFFICIAL SEAL RAYMOND MANUEL NOTARY PUBLIC, STATE OF ILLINOIS WILL COUNTY MY COMMISSION EXPIRES 03/06/2022
LANTEE SECTION	
ORANTES or harfuls agent affirms and verifies that the recor	
ORANTHE or harfuls agent affirms and verifies that the number official interest (AISI) in a land trust is either a natural paraon, horized to do business or acquire and hold title to real estate in	, er. Minole corporation or foreign corporation Minos, a partnership authorized to do business or
LANTEE SECTION  • GRANTEE or her/his epont affirms and verifies that the number of grantest (ASI) in a land trust is either a natural person, horized to do business or acquire and hold tille to real estate in turn and hold tille to real estate in turn and hold tille to real estate in turn and hold tille to real estate in till nois or other antity recognishes and hold tille to real estate in till nois or other antity recognishes and hold tille to real estate or till incident.	, er, illinois corporation or foreign corporation  Illinois, a cartnership authorized to do business or fixed as a person and authorized to do business or
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GRANTEE or herfuls agent affirms and verifies that the number of interest (ASI) in a land trust is either a natural paraon, horized to do business or acquire and hold tile to real estate in sure and hold tile to real estate in filmole or other antity recognishes and hold tile to real estate under the laws of the State of it.  ATED:  1.26 [.202]  ANTEE HOTARY SECTION: The before eacles is to be completed by the Subscribed and enform to before me; Name of Natury Public:  By the each Otems of Grantee)	Mince, a cartnership authorized to do business or bodd as a percent and authorized to do business or brois.  SEGNATURE:  SEGNA

Pursuant to Section 55 il CS 5/3-502001(2). Any person who knowingly submits a fals ement concerning the identity of a GRANTINE shall be guilty of a CLASS C I for the FIRST OFFENCE, and of a CLASS A M

(Attach to DEED or AN to be recorded in Cook County, Minois if exempt under