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Doc# 2123641285 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/24/2021 02:59 PM Pg: 1 of 3

Dec ID 20210801644076

City Stamp 1-997-678-352

QUIT CLAIM DEED Statutory (ILLINOIS)

THE GRANTOR, TJ Tall III (a married man) of the City of South Holland in the County of Cook and State of Illinois for and in consideration of the sum of Ten Dollars (\$10.00), receipt whereof is hereby acknowledged, does hereby Convey and Quit Claim to:

Tall's Estates LLC, a Limited Liability Company, organized in the State of Illinois, 16520 Greenwood Avenue, South Holland, IL 60473

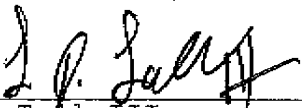
all interest in the following described real estate situated in the County of Cook, City of Chicago, in the State of Illinois:

LOT 10 IN BLOCK 86 IN CORNELL IN SECTION 26 AND SECTION 35, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 20-26-311-025-0000

Address of Real Estate: 7724 South Maryland Avenue, Chicago, IL 60619

Dated this 13 day of July, 2021.



TJ Tall III

State of Illinois)
) ss I, the undersigned, a Notary Public in and
County of Cook) for the County and State aforesaid

21Bar54033 DO HEREBY CERTIFY that

TJ Tall III

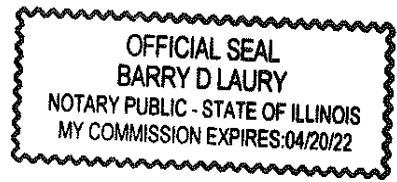
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personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes herein set forth,

Given under my hand and official seal, this 13th day of July, 2021.

 (SEAL)

Notary Public




COUNTY - ILLINOIS TRANSFER STAMPS
EXEMPT UNDER PROVISIONS OF PARAGRAPH
"E", 35 ILCS 200/31-45, REAL ESTATE
TRANSFER ACT.

DATE: 07/13/2021


BUYER, SELLER, OR REPRESENTATIVE

Subsequent Tax Bills & Return to: Tall's Estates LLC, 16520 Greenwood Ave, South Holland, IL 60473

Prepared by: BL Financial Services 9415 S Western Ave, Ste 100, Chicago, IL. 60643.

REAL ESTATE TRANSFER TAX	20-Aug-2021
 CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

20-26-311-025-0000 | 20210801644076 | 1-997-678-352

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

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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: 7 | 13 | 2021

SIGNATURE: [Signature]
GRANTOR or AGENT

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

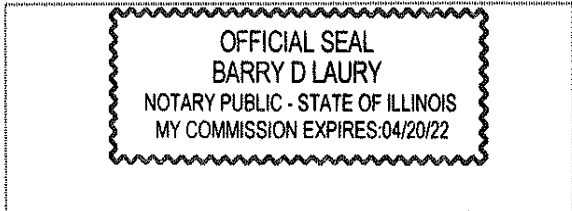
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantor): TJ Tall III

On this date of: 7 | 13 | 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: 7 | 13 | 2021

SIGNATURE: [Signature]
GRANTEE or AGENT

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

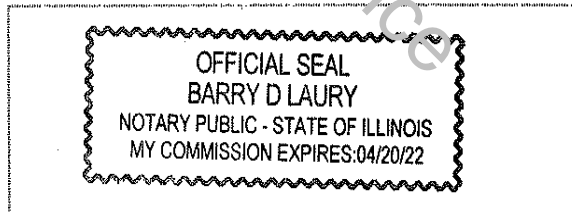
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantee): TJ Tall III

On this date of: 7 | 13 | 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)**)