

# UNOFFICIAL COPY



\*2127222008\*

Doc# 2127222008 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 09/29/2021 09:56 AM PG: 1 OF 4

**After Recording Return to:**

First American Title  
Attn: Recording Team  
4795 Regent Blvd.  
Irving, TX 75063

**Instrument Prepared By:**

Kevin T. Kavanaugh, Esq.  
3331 W. Big Beaver, Ste. 109  
Troy, MI 48084  
Licensed in IL, Bar ID No. 6280331

**Mail Tax Statements To:**

Jessica Kovacevic  
6309 N. Albany Ave., 2A  
Chicago, IL 60659

**Tax Parcel ID Number:**

13-01-102-042-1005

**Order Number:**

1167641LVDX1

## QUIT CLAIM DEED

Tax Exempt under provision of Paragraph E Section 31-45 Property Tax Code, having a consideration less than \$100.00.

By: , Date: 3/5/21  
JESSICA KOVACEVIC

Dated this 5 day of MARCH, 2021. WITNESSETH, that JESSICA KOVACEVIC, an unmarried woman who acquired title as a married woman, joined by her former spouse Boban Kovacevic, whose address is 6309 N. Albany Ave., 2A, Chicago, IL 60659, hereinafter referred to as "GRANTOR," whether one or more, for and in consideration of the sum of TEN (\$10.00) DOLLARS, in hand paid, the receipt of which is hereby acknowledged, does hereby, grant, bargain, sell, assign, remiss, release, convey and confirm unto JESSICA KOVACEVIC, an unmarried woman, whose address is 6309 N. Albany Ave., 2A, Chicago, IL 60659, hereinafter referred to as "GRANTEE," whether one or more, all the rights and title interest in the following described real estate, being situated in the County of Cook, State of Illinois, commonly known as 6309 N. Albany Ave., 2A, Chicago, IL 60659 and legally described as follows, to wit:

The following described property:

**SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF**



PCL

1167641LVDTTC01020103



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## EXHIBIT A LEGAL DESCRIPTION

The Land referred to herein below is situated in the City of CHICAGO, County of Cook, State of Illinois, and is described as follows:

UNIT 6309-2A IN 6309 NORTH ALBANY CONDOMINIUM, AS DELINEATED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: LOTS 172 AND 173 IN KRENN AND DATO'S DEVON KEDZIE ADDITION TO NORTH EDGEWATER, BEING A SUBDIVISION OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 1, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED NOVEMBER 22, 2006 AS DOCUMENT 0632617112, AS AMENDED FROM TIME TO TIME, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

APN: 13-01-102-042-1005

COMMONLY KNOWN AS 6309 N. Albany Ave., 2A, Chicago, IL 60659



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1167641LVDQTC01020303

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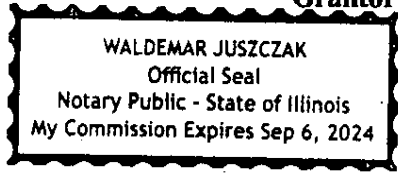
## STATEMENT BY GRANTOR AND GRANTEE

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 MARCH 5, 2021

Signature: \_\_\_\_\_  
**Grantor or Agent**

Subscribed and sworn to before me  
By the said JESSICA KOVACEVIC  
This 5, day of MARCH, 2021  
Notary Public \_\_\_\_\_

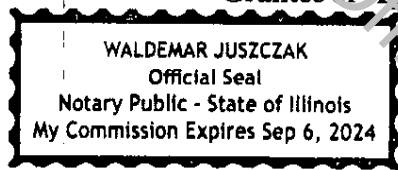


The **grantee** or his agent affirms and verifies that the name of the **grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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.

Date MARCH 5, 2021

Signature: \_\_\_\_\_  
**Grantee or Agent**

Subscribed and sworn to before me  
By the said JESSICA KOVACEVIC  
This 5, day of MARCH, 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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)