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Doc# 2128608042 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 10/13/2021 12:02 PM PG: 1 OF 3

This document prepared by:

Michael Bradley
4426 S. Greenwood
Chicago, IL 60653-3714

Mail future tax bills to:

Frances Arlene Zell
5518 S. Cornell Ave., Unit 2E
Chicago, IL 60637

Mail this recorded document to:

Frances Arlene Zell
5518 S. Cornell Ave., Unit 2E
Chicago, IL 60637

QUITCLAIM DEED

THE GRANTOR, FRANCES ARLENE ZELL, a/k/a FRAN ZELL, an unmarried woman, 5518 S. Cornell Avenue, Unit 2E, Chicago, IL 60637, in consideration of Ten and 00/100 DOLLARS, and other consideration in hand paid, CONVEYS and QUITCLAIMS to FRANCES ARLENE ZELL, as trustee of THE FRANCES ARLENE ZELL REVOCABLE TRUST, dated September 22, 2021, the following described parcel of Real Estate situated in the County of Cook in the State of Illinois:

LEGAL DESCRIPTION: UNIT 5518-2E, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE 5514 SOUTH CORNELL CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT 22422509, IN THE FRACTIONAL NORTHWEST ONE-FOURTH OF SECTION 13, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

P.I.N.: 20-13-100-015-1008

PROPERTY ADDRESS: 5518 S. Cornell Avenue, Unit 2E, Chicago, IL 60637

together with the tenements and appurtenances thereunto belonging, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: general real estate taxes not due and payable at the time of closing, building lines and building laws and ordinances, use of occupancy and restrictions, conditions and covenants of record, zoning laws and ordinances, public and utility easements which serve the premises, and public roads and highways.

Dated this 22 day of September, 2021.

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Frances Arlene Zell
Frances Arlene Zell

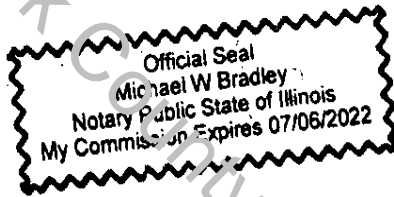
STATE OF ILLINOIS)
) ss.
COUNTY OF)

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY that FRANCES ARLENE ZELL, personally known to me to me, appeared before me this day in person, and acknowledged that she signed, sealed, and delivered the said instrument as her free and voluntary act, for the uses and purposed therein set forth.

Given under my hand and official seal, this 22^d day of September, 2021.

Commission expires:
07/06/2022



Michael W Bradley
Notary Public




Exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45 sub par. E and Cook County Ord. 93-0-27 par. 4.

Date 9/22/2021

Sign. Michael W Bradley

REAL ESTATE TRANSFER TAX		3-Oct-2021
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
20-13-100-015-1008 20211001604066 0-719-972-496		

REAL ESTATE TRANSFER TAX		13-Oct-2021
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *
20-13-100-015-1008 20211001604066 1-830-819-984		

* 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 SECTION 35 ILCS 200/31-47

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 title to real estate under the laws of the State of Illinois.

DATED: 09 | 22 | 2021

SIGNATURE: Frances Arlene Zell
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:

Michael Bradley

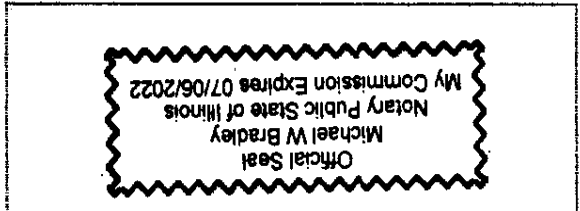
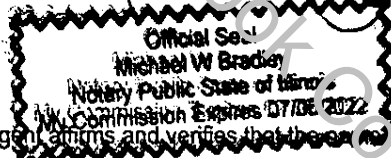
By the said (Name of Grantor): Frances Arlene Zell

AFFIX NOTARY STAMP BELOW

On this date of: 09 | 22 | 2021

NOTARY SIGNATURE:

Michael W Bradley



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 title to real estate under the laws of the State of Illinois.

DATED: 09 | 22 | 2021

SIGNATURE: Frances Arlene Zell
GRANTEE or AGENT

Trustee

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:

Michael Bradley

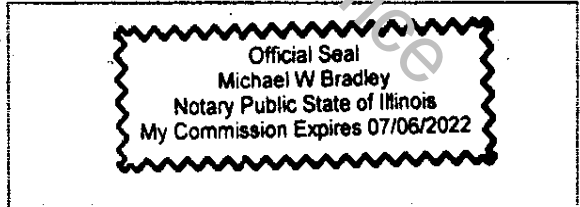
By the said (Name of Grantee): Frances Arlene Zell, Trustee

AFFIX NOTARY STAMP BELOW

On this date of: 09 | 22 | 2021

NOTARY SIGNATURE:

Michael W Bradley



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 **SECTION 4** of the Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31))