

UNOFFICIAL COPY

QUIT CLAIM DEED

Doc#. 2129933134 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 10/26/2021 10:29 AM Pg: 1 of 4

Dec ID 20211001617659
ST/CO Stamp 1-517-425-808
City Stamp 0-441-672-848

RETURN TO:

Wing H. Sit
415 E. North Water Street, #3206
Chicago, Illinois 60611

SEND TAX BILLS TO:

Wing H. Sit
415 E. North Water Street, #3206
Chicago, Illinois 60611

THE GRANTOR(S), **Wing H. Sit, as member/manager of Shlomo Tel Aviv S&C LLC 7 – Central Park, An Illinois Limited Liability Company, of Chicago, County of Cook, State of Illinois** for and in consideration of Ten and no/100 (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S) AND WARRANT(S) to

Wing H. Sit

**This is not Homestead Property*

Strike Inapplicable:

- a) ~~As Tenants in Common~~
- b) ~~Not in Tenancy in Common, but in Joint Tenancy~~
- e) ~~Not as Joint Tenants, or Tenants in Common but as Tenants by the Entirety, as husband and wife.~~
- d) As an Individual

The following described real estate situated in the County of Cook in the State of Illinois, to wit:

LEGAL DESCRIPTION: SEE ATTACHED

PERMANENT INDEX NUMBER: 13-35-306-024-0000

PROPERTY ADDRESS: 1936 N. Central Park Avenue, Chicago, Illinois 60647

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 6 day of October, 2021.

**Signature and Notary Page to Follow*

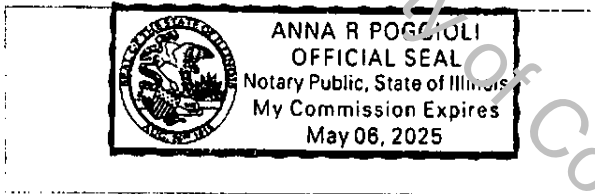
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Wing H. Sit, as member/manager of Shlomo Tel Aviv S & C LLC 7 - Central Park (SEAL)
Wing H. Sit, as member/manager of Shlomo Tel Aviv
S & C LLC 7 - Central Park

STATE OF ILLINOIS } ss.
County of COOK }

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, **Wing H. Sit**, personally known to me to be the same person(s) whose name is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the instrument as his/her/their 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 notarial seal, this 5 day of October, 2021.



NOTARY SEAL

Anna R Poggiali
NOTARY PUBLIC
My commission expires on May 6, 2025

NAME and ADDRESS OF PREPARER:
TAX
JMC Law Group
111 W. Washington Street, Suite 1500
Chicago, Illinois 60602
(312) 332-5020

EXEMPT UNDER REAL ESTATE TRANSFER LAW
35 ILCS 200/31-45 SUB PAR AND
COOK COUNTY ORD. 93-O-27 PAR
DATE: 10/11/21
[Signature]
Signature of Buyer, Seller or Representative

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Legal Description

LOTS 28 AND 29 IN BLOCK 1 IN 8 DELAMATOR'S SUBDIVISION OF THE NORTH 430 FEET OF THE EAST ½ OF THE NORTHEAST ¼ OF THE SOUTHWEST ¼ OF SECTION 35, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PERMANENT TAX IDENTIFICATION NO: 13-35-306-024-0000

1936 N. Central Park Avenue, Chicago, Illinois 60647

Property of Cook County Clerk's Office

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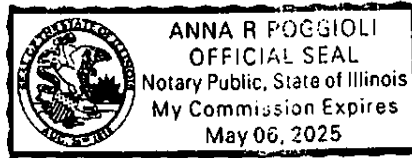
STATEMENT OF GRANTOR AND GRANTEE

The grantor or the grantor's agent affirms that, to the best of his or her knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in 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 laws of the State of Illinois.

Dated: October 5, 2021. Signature [Signature]
Grantor or Agent

Subscribed and Sworn to before me
this 5 day of October, 2021.

Notary Public Anna Poggoli

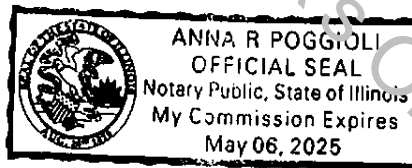


The grantee or the grantee's agent affirms that, to the best of his or her knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in land trust is either a natural person, an Illinois Corporation or foreign corporation authorized to do business or acquire and hold title 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 laws of the State of Illinois.

Dated: October 5, 2021. Signature [Signature]
Grantee or Agent

Subscribed and Sworn to before me
this 5 day of October, 2021.

Notary Public Anna Poggoli



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.)