



Doc# 2131319037 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 11/09/2021 04:36 PM PG: 1 OF 4

Property of Cook County Clerk's Office

Quitclaim Deed

Danielle Lynch, single woman, of 1610 West Fullerton Avenue, Unit 409, (the "Grantor"), for and in consideration of 10.00 DOLLARS and other good and valuable considerations in hand paid, does hereby remise, and release, as well as quitclaim, unto D Lynch LLC, an Illinois corporation, whose tax mailing address is 1610 West Fullerton Avenue, Unit 409, (the "Grantee") as the sole tenant, all right, title, interest and claim which the Grantor has in and to the following described parcel of land, and improvements and appurtenances thereto in the County of Cook County, State of Illinois, to wit:

2356 N Elston Ct Unit 301 & PU-9 Chicago IL 60614. (EXHIBIT A)

Permanent Index Number(s): 14-31-203-029-1007 & 14-31-203-029-1028

Property Address: 2356 N Elston Ave, Unit 301 Chicago, IL, USA 60614

DATED this 26 day of June, 2021.

Signed in the presence of:

Barbara Baity Weary

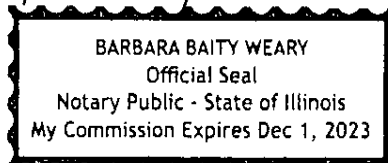
Signature

Barbara Baity Weary

Name

D. Lynch

Danielle Lynch



EXEMPT under provisions of Chapter 35 Section 200/31-45 E of the ILCS Property Tax Code.

UNOFFICIAL COPY

Grantor Acknowledgement

STATE OF ILLINOIS

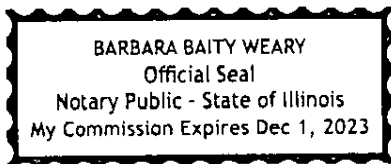
COUNTY OF Cook

I Barbara Baity Weary certify that Danielle Lynch, personally known to me, or whose identity has been proven on the basis of satisfactory evidence, to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed and delivered the instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 26th day of June, 2021.

Barbara Baity Weary
Notary Public for the State of Illinois

(Seal)



REAL ESTATE TRANSFER TAX		22-Oct-2021
CHICAGO:		0.00
CTA:		0.00
TOTAL:		0.00 *

14-31-203-029-1007 | 20210801659459 | 1-368-630-416
* Total does not include any applicable penalty or interest due.

My commission expires: 12/01/2023

Name & Address of Preparer:

Danielle Lynch

1610 West Fullerton Avenue, Unit 409 Chicago IL 60614

REAL ESTATE TRANSFER TAX		09-Nov-2021
COUNTY:		0.00
ILLINOIS:		0.00
TOTAL:		0.00

14-31-203-029-1007 | 20210801659459 | 0-014-560-400

UNOFFICIAL COPY

Exhibit A

LEGAL DESCRIPTION

Order No.: 20CSA046204LP

For APN/Parcel ID(s): 14-31-203-029-1007 and 14-31-203-029-1028

UNITS 301 AND PU-9 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE MIDTOWN VIEW CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 00218899, AS AMENDED, IN THE NORTHEAST 1/4 OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

UNOFFICIAL COPY

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: 06 | 26 | 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:

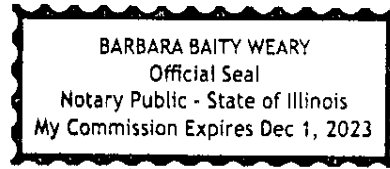
Barbara Baity Weary

By the said (Name of Grantor): Danielle Lynch

AFFIX NOTARY STAMP BELOW

On this date of: 06 | 26 | 2021

NOTARY SIGNATURE: Barbara Baity Weary



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: 06 | 26 | 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:

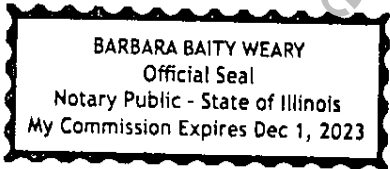
Barbara Baity Weary

By the said (Name of Grantee): D LYNCH LLC

AFFIX NOTARY STAMP BELOW

On this date of: 06 | 26 | 2021

NOTARY SIGNATURE: Barbara Baity Weary



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)**)