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Doc#. 2131445090 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 11/10/2021 11:50 AM Pg: 1 of 3

LARRY A. WHITNEY, ATTORNEY AT LAW

O/B/O BC LAW FIRM, P.A. 2805 CROW VALLEY TRAIL

PLANO, TX 75023

PREPARED BY:

Dec ID 20211101628349

City Stamp 1-028-828-304

RECORDATION REQUESTED BY:

DAVID CHASSE 1956 N MOHAWK ST. UNIT E CHICAGO, IL 60614

FOR RECORDER'S USE ONLY

QUITCLAIM DEED

THIS QUITCLAIM DEED, Executed this 28 day of CTOBER, 2021, by first party DAVID CHASSE AND AMY CHASSE, HUSBAND AND WIFE AS TENANTS BY THE ENTIRETY, to second party, DAVID CHASSE, MARRIED, of 1956 N MOHAWK STREET, CHICAGO, IL 60614.

WITNESSETH, That the said first party, for good consideration paid by the said second party, the receipt whereof is hereby acknowledged, does hereby convay and quitclaim unto the said second party forever, all the right, title, interest and claim which the said first party has in and to the following described real estate in the County of COOK, State of Illinois, to wit:

UNIT 'E' AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED PARCEL: LOTS 4 AND 5 IN JAMES L. WILSON'S SUBDIVISION OF THE WEST 1/2 OF BLOCK 41 IN CANAL TRUSTEES' SUBDIVISION OF THE NORTH 1/2 OF THE NORTH 1/2 OF THE SOUTH EAST 1/4 AND THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 33 TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO AND A PART OF THE DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO AS TRUSTEE UNDER TRUST AGREEMENT DATED SEPTEMBER 1, 197' AND KNOWN AS TRUST NUMBER 41215 RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON OCTOBER 3, 1978 AS DOCUMENT 24655358 TOGETHER WITH AN UNDIVIDED 25.714 PERCENT INTEREST IN THE COMMON ELEMENTS AS SET FORTH IN S 11D DECLARATION (EXCEPTING FROM SAID PARCEL THE PROPERTY AND SPACE COMPRISING ALL THE UNTS AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY) ALL IN COOK COUNTY, ILLINOIS.

APN: 14-33-304-053-1005

PROPERTY ADDRESS: 1956 N MOHAWK ST. UNIT E, CHICAGO, IL 60614

EXEMPT FROM TRANSFER TAX: CODE NUMBER (35ILCS 200-31-45) E

(Signature of buyer, seller, or representative)

(Date)

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IN WITNESS WHEREOF, The said first party has signed and sealed these presents the day and year first above written.

STATE OF ILLINOIS

) SS.

COUNTY OF POOK

I, the undersigned. Notary Public in and for said County and State, do hereby certify that

DAVID CHASSE AND **AMY CHASSE**, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered in said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth. Given under my hand and official seal this date, OGOBER 28, 2021.

(seal)

PATRICIA BRIDGE: Official Seal Notary Public - State of Illinois Ay Commission Expires Apr 13, 2025

Notary Public

My Commission Expires: 0

Send Tax Bills to: DAVID CHASSE 1956 N MOHAWK STREET CHICAGO, IL 60614

JUNE CLORAS No title search was performed on the subject property by the preparer. The preparer of this instrument makes no representation as to the accuracy of the legal description, the status of the title nor property use or any zoning regulations concerning the described property herein conveyed nor any matter except the validity of the form of this instrument, Information herein was provided to preparer by Grantor/Grantee and/or their agents, no boundary survey was made at the time of this conveyance.

REAL ESTATE TRANS	SPEK IAZ	09-140V-2021
2	CHICAGO:	0.00
14-33-300 053 1005	CTA: TOTAL:	0.00
		0.00 *
14-33-304-053-1005 * Total does not include	20211101628349 any applicable pena	1-028-828-304 lity 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)

7.6 NEGOTICE D1 300 1200 010-0020 (11011) C11. 34, par. 3-3020)			
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 acsignment 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: 3 1, 20 21 SIG	NATURE: OCCUPAGEND		
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): Down Madden	AFFIX NOTARY STAMP BELOW		
On this date of: 1 3 1, 20, 21	Julia Surdel		
	Notary Public, State of Rhode Island		
NOTARY SIGNATURE: WILL SWITCH	My Commission Expires August 31, 2024		
GRANTEE SECTION C			
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 corp., ation or foreign corporation			
authorized to do business or acquire and hold title to real estate in Illinois, a partners in authorized to do business or			
acquire and hold title to real estate in Illinois or other entity recognized as a person and a thor zed to do business or			
acquire and hold title to real estate under the laws of the State of Illinois.			
DATED: 1 3 , 2021 ** SIG	NATURE: Dane		
ODALITE MOTADIA OPOZNOM	GRANTEE OF 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:	Julia Surdel		
By the said (Name of Grantee): Dan Madden	AFFIX NOTARY STAMP BELOW		
On this date of: 3 , 20 2			
11 12000	Julia Surdel		
NOTARY SIGNATURE:	Notary Public, State of Rhode Island My Commission Expires August 31, 2024		
	Mily Continuesion Expired (1995)		

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 <u>GRANTEE</u> shall be guilty of a <u>CLASS C MISDEMEANOR</u> for the <u>FIRST OFFENSE</u>, and of a <u>CLASS A MISDEMEANOR</u>, for subsequent offenses.

(Attach to <u>DEED</u> or <u>ABI</u> to be recorded in Cook County, Illinois if exempt under provisions of the Illinois Real Estate Transfer Act: (35 ILCS 200/Att. 31)