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Doc#: 2131925261 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 11/15/2021 03:36 PM Pg: 1 of 4

Dec ID 20211101627868
ST/CO Stamp 0-888-646-800
City Stamp 2-015-980-688

QUIT CLAIM DEED ILLINOIS STATUTORY

CT ALM020484VH①

The Grantor(s) Mayra E. Guerrero and Hector R. Cajigas, a married couple, of the City of Rochester, in the State of Minnesota, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and QUIT CLAIM(S) to Laika Properties LLC, an Illinois limited liability company, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Exhibit "A" attached hereto and made a part hereof


SUBJECT TO: General taxes for 2020 and subsequent years; Covenants, conditions and restrictions of record, if any.

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

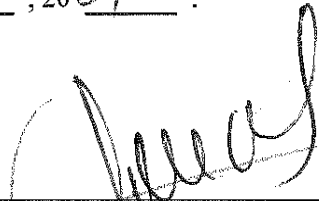
Permanent Real Estate Index Number(s): 17-04-322-022-1061 and 17-04-322-022-1111

Address(es) of Real Estate: 940 N. Crosby St., Unit C and GU31, Chicago, IL 60610

Dated this 18 day of October, 2021.



Mayra E. Guerrero (SEAL)



Hector R. Cajigas (SEAL)

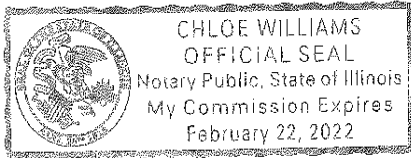
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STATE OF ILLINOIS,
COUNTY OF Lake

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Mayra E. Guerrero and Hector R. Cajigas, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as 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 official seal, this 18 day of October, 20 21.

Chloe Williams (Notary Public)



EXEMPT UNDER PROVISIONS OF PARAGRAPH
E SECTION 31-45,
REAL ESTATE TRANSFER TAX LAW

DATE: 11-2-21
Signature of Buyer, Seller or Representative

Prepared by:
Judy DeAngelis
Attorney at Law
767 Walton Lane
Grayslake, IL 60030

Mail to:
Judy DeAngelis
Attorney at Law
767 Walton Lane
Grayslake, IL 60030

Name and Address of Taxpayer:
Laika Properties LLC
3016 Stone Park Dr. NE
Rochester, MN 55906

Property of Cook County Clerk's Office

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Exhibit "A"

UNIT 940-C AND PARKING SPACE GU-31 IN THE RIVER VILLAGE TOWNHOMES SOUTH CONDOMINIUMS AS DELINEATED AND DEFINED ON THE SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PARCEL 1:

LOTS 1, 2, 3, 4, 5, 6, 7, 8 AND 9 (EXCEPTING FROM SAID LOT 9, THE EASTERLY 10.00 FEET DEDICATED FOR ALLEY); THE NORTH 1/2 OF LOT 15, ALSO LOTS 16, 17, 18, 19, 20 AND 21 (EXCEPTING FROM SAID LOT 21, THE SOUTHERLY 20.00 FEET OF THE NORTHERLY 45.00 FEET DEDICATED FOR ALLEY); LOTS 22, 23 AND 24, ALSO ALL OF VACATED ALLEY, LYING EASTERLY OF LOTS 5 TO 8, (VACATED PURSUANT TO DOCUMENT RECORDED APRIL 27, 1927 ON BOOK 13299 PAGE 362 THROUGH 364), ALL IN BLOCK 94 IN ELSTON'S ADDITION TO CHICAGO, IN SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

ALL OF THE NORTHEASTERLY/SOUTHWESTERLY 20-FOOT PUBLIC ALLEY DEDICATED AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS MAY 3, 1917 AS DOCUMENT 6103152, BEING THE SOUTHEASTERLY 20.00 FEET OF THE NORTHWESTERLY 45.00 FEET OF LOT 21 IN BLOCK 94 OF ELSTON'S ADDITION TO CHICAGO IN SECTION 4 AND SECTION 5, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN; ALSO ALL OF THE NORTHWESTERLY/SOUTHEASTERLY 20-FOOT VACATED ALLEY, (VACATED PURSUANT TO DOCUMENT NUMBER 18467184 RECORDED MAY 7, 1962), LYING NORTHEASTERLY OF AND ADJOINING THE NORTHEASTERLY LINE OF LOTS 1 TO 4, BOTH INCLUSIVE; LYING SOUTHWESTERLY OF AND ADJOINING THE SOUTHWESTERLY LINE OF LOTS 21 TO 24, BOTH INCLUSIVE, AND LYING NORTHWESTERLY OF AND ADJOINING A LINE DRAWN FROM THE SOUTHEASTERLY CORNER OF SAID LOT 21, ALL IN BLOCK 94 OF ELSTON'S ADDITION TO CHICAGO, AFORESAID, IN COOK COUNTY, ILLINOIS.

PARCEL 3:

THE SOUTH 1/2 OF LOT 15 IN BLOCK 94 IN ELSTON'S ADDITION TO CHICAGO IN THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. AND ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0416839081.

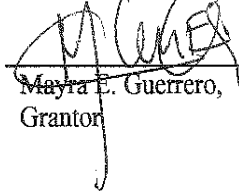
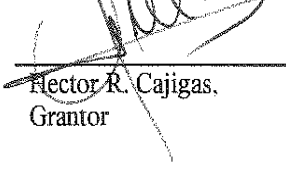
PARCEL 4:


THE EXCLUSIVE RIGHT TO USE STORAGE SPACE S-31, A LIMITED COMMON ELEMENT AS DELINEATED ON A SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0416839081.

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STATEMENT BY GRANTOR AND GRANTEE

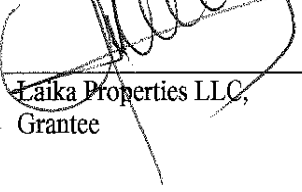
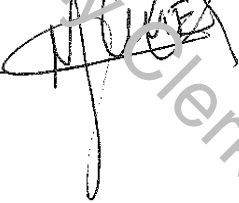
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate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

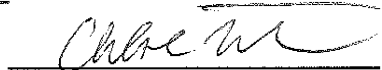
Date: 10/18/21 Signature:  Signature: 
Mayra E. Guerrero, Grantor Hector R. Cajigas, Grantor

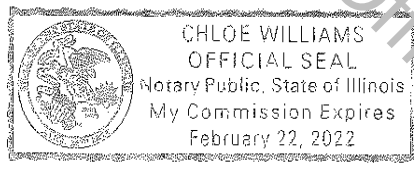
SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID Mayra E. Guerrero and Hector R. Cajigas
THIS 18 DAY OF October,
20 21.
NOTARY PUBLIC 



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: 10/18/21 Signature:  
Laika Properties LLC, Grantee

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID Laika Properties LLC
THIS 18 DAY OF October,
20 21.
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 a Class A misdemeanor for subsequent offenses.

[Attached to deed or ABI to be recorded in Cook County, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Act.]