

UNOFFICIAL COPY

Doc#. 2202541184 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/25/2022 12:55 PM Pg: 1 of 3

QUIT CLAIM DEED

Dec ID 20220101699626
ST/CO Stamp 2-135-318-160
City Stamp 1-623-580-304

FIRST AMERICAN TITLE
FILE # 3121260

The Grantor(s) Christopher Cannon and James Cannon as Co-Trustees under the Christopher Cannon Trust, dated July 29, 2004 of 7214 N Olcott Ave, Chicago, IL 60631, for in consideration of TEN & 00/100 DOLLARS and other good and valuable consideration in hand paid, CONVEY (S) and QUIT CLAIM (S) to James Cannon, divorced and not since remarried of 7214 N Olcott Ave, Chicago, IL 60631, and Christopher Cannon, a widower of 7214 N Olcott Ave, Chicago, IL 60631, as tenants in common, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 4 IN WERSCHING'S RESUBDIVISION, IN THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 25, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 15, 1951 AS DOCUMENT NO 14991500 IN COOK COUNTY, ILLINOIS.

SUBJECT TO: Covenants, conditions and restrictions of record; General taxes for the year 2020 and subsequent years

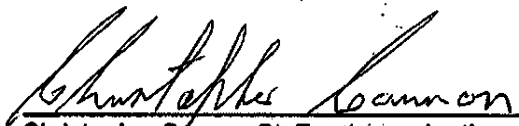
Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

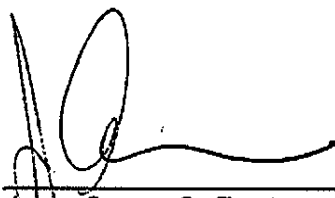
Address(es) of Real Estate: 7214 N Olcott Ave, Chicago, IL 60631

Permanent Real Estate Index Number(s): 09-25-426-030-0000

Exempt under Paragraph E of Transfer Tax Act

10th day of January 2022


Christopher Cannon Co-Trustee under the
Christopher Cannon Trust, dated July 29, 2004


James Cannon Co-Trustee under the
Christopher Cannon Trust, dated July 29, 2004

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STATE OF ILLINOIS, COUNTY OF Cook SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT CHRISTOPHER CANNON and JAMES CANNON, personally known to me to be the same person(s) whose name(s) are subscribed to the forgoing instrument, appeared before me this day in person and acknowledged they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal this 10th day of January, 2022.



Katherine Pericht
Notary Public

Prepared by:
Ernest J Maurizi
1025 Ogden Ave Suite 205
Lisle, IL 60532

Mail to:
Ernest J Maurizi
1025 Ogden Ave Suite 205
Lisle, IL 60532

Name and Address of Taxpayer:
James Cannon
6841 N Olcott Ave
Chicago, IL 60631

Exempt under Paragraph E of Transfer Tax Act

Christopher Cannon 1-10-2022
Agent

Property of Cook County Clerk's Office

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First American

First American Title Insurance Company
5215 Old Orchard Road

Skokie, IL 60077
Phone: (847)470-3190
Fax: (866)524-3882

STATEMENT BY GRANTOR AND GRANTEE

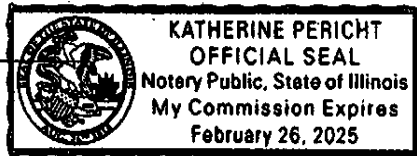
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate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

Dated: January 10, 2022

Signature: *Christopher Cannon*
Grantor or Agent

Subscribed and sworn to before me by the said Grantor, affiant, on January 10, 2022.

Notary Public *Katherine Pericht*



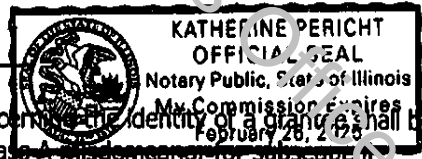
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois,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

Dated: January 10, 2022

Signature: *Christopher Cannon*
Grantee or Agent

Subscribed and sworn to before me by the said Grantee, affiant, on January 10, 2022.

Notary Public *Katherine Pericht*



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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)