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Torgerson-Accom
QUIT CLAIM DEED
Illinois Statutory

Doc#: 2203141159 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/31/2022 04:11 PM Pg: 1 of 4

Mail To:
Cal22, LLC
5524 West Fullerton Avenue
Chicago, Illinois 60639

Dec ID 20211201675445
ST/CO Stamp 0-945-847-952
City Stamp 0-813-465-232

Name & Address of Taxpayer:
Cal22, LLC
5524 West Fullerton Avenue
Chicago, Illinois 60639

RECORDER'S STAMP

The GRANTOR(S) Octavio Tapia, a single man, of 2341 North Marmora Avenue, Chicago, Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S) AND QUIT CLAIM(S) to **Cal22, LLC, an Illinois Limited Liability Company**, of 5524 West Fullerton Avenue, Chicago, Illinois, all his right, title and interest in the following described land in the County of Cook, State of Illinois; to wit:

SEE ATTACHED LEGAL DESCRIPTION

Subject to: Covenants, conditions and restrictions of record, real estates for the year 2021 and subsequent years.

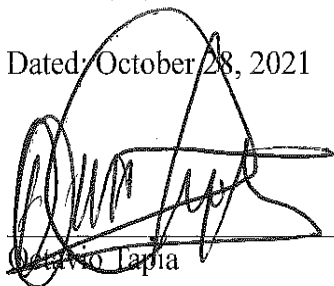
Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

TO HAVE AND TO HOLD said premises in fee simple, forever.

PIN: 16-25-204-005-0000

Address(es) of the Real Estate: 2249-51 South California Avenue, Chicago, Illinois 60623

Dated: October 28, 2021



(seal)

Octavio Tapia

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STATE OF ILLINOIS)
)SS
COUNTY OF COOK)

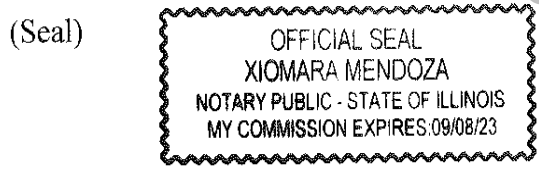
I, the undersigned, a Notary Public in and for said County, in the State of Illinois, DO HEREBY CERTIFY THAT Octavio Tapia, personally know to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said 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, October 28, 2021.

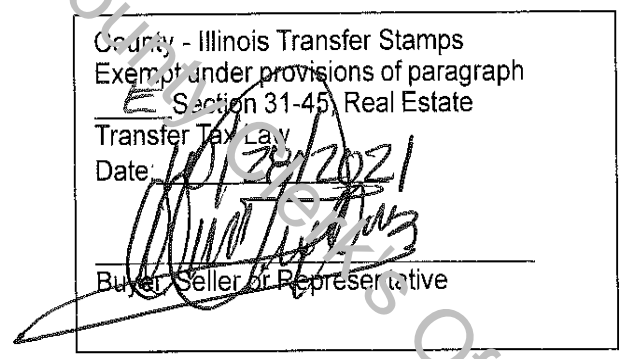
WITNESS my hand and official seal.

Signature *Xiomara Mendoza*

My Commission Expires 9-8-23



Prepared by: Thayer C. Torgerson
Attorney at Law
2400 North Western Avenue
Chicago, Illinois 60647



Property of Cook County Notary Public's Office

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LOTS 6 AND 7 IN VOLLRATH'S SUBDIVISION OF LOTS 69 TO 77 INCLUSIVE OF THE SUBDIVISION OF BLOCK 4 IN WALKER'S SUBDIVISION OF THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N. 16-25-204-005-0000

C/K/A 2249-51 S. CALIFORNIA AVENUE, CHICAGO, ILLINOIS 60623

Property of Cook County Clerk's Office

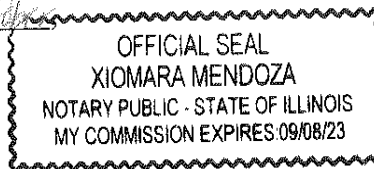
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STATEMENT OF GRANTOR/GRANTEE

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 10-28, 2021 Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me by the said Octavio Tapia this 28th day of October, 2021.
Notary Public [Signature]



The grantee 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 10-28, 2021 Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me by the said Octavio Tapia this 28th day of October, 2021.
Notary Public [Signature]



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 AB) to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.