

# UNOFFICIAL COPY



\*22069150030\*

## QUIT CLAIM DEED

### ILLINOIS STATUTORY

Doc# 2206915003 Fee \$88.00

SHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 03/10/2022 09:45 AM PG: 1 OF 5

#### MAIL TO:

JOSEPH D. PALMISANO  
PALMISANO & MOLTZ  
19 S. LASALLE STREET, SUITE 900  
CHICAGO, ILLINOIS 60603

#### THIS INSTRUMENT WAS PREPARED BY:

JOSEPH D. PALMISANO  
PALMISANO & MOLTZ  
19 S. LASALLE STREET, SUITE 900  
CHICAGO, ILLINOIS 60603

#### NAME/ADDRESS OF TAXPAYER:

JAMES T. DINNEEN AND LOIS I. DINNEEN  
100 E. BELLEVUE PLACE, UNIT 32C  
CHICAGO, IL 60611

RECORDER'S STAMP

THE GRANTOR, **JAMES DINNEEN AND LOIS DINNEEN, husband and wife, in Joint Tenancy with Right of Ownership in the Survivor**, for and in consideration of TEN AND 00/100THS DOLLARS (\$10.00) and other good and valuable consideration in hand paid, CONVEYS and QUIT CLAIMS to **DINNEEN FAMILY REVOCABLE TRUST DATED JANUARY 6, 2022**, of 100 E. Bellevue Place, Unit 32C, Chicago, Illinois, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See **LEGAL DESCRIPTION** attached hereto and incorporated herein by reference as Exhibit "A"

Permanent Index Number: **17-03-202-063-1084**

Commonly Known as: **100 E. BELLEVUE PLACE, UNIT 32C  
CHICAGO, IL 60611**

SUBJECT TO: covenants, conditions, easements and restrictions of record and the general real estate taxes for the year 2022 and subsequent.

ATT A00125044LP

REAL ESTATE TRANSFER TAX 09-Mar-2022



COUNTY: 0.00  
ILLINOIS: 0.00  
TOTAL: 0.00

17-03-202-063-1084 | 20220201637136 | 1-039-852-944

REAL ESTATE TRANSFER TAX 09-Mar-2022



CHICAGO: 0.00  
CTA: 0.00  
TOTAL: 0.00

17-03-202-063-1084 | 20220201637136 | 0-353-756-560

\* Total does not include any applicable penalty 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)

### 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: 3/2/2022

SIGNATURE: [Signature]  
GRANTOR or AGENT

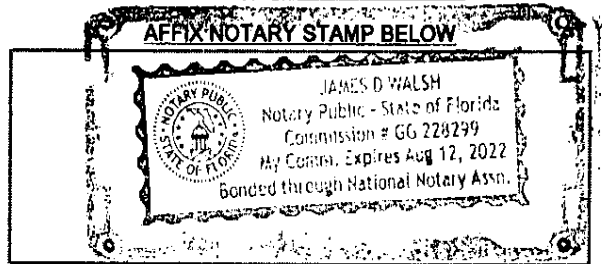
**GRANTOR NOTARY SECTION:** The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantor): Jay Jay P...

On this date of: 3/19/2022

NOTARY SIGNATURE: [Signature]



### 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: 3/2/20

SIGNATURE: [Signature]  
GRANTEE or AGENT

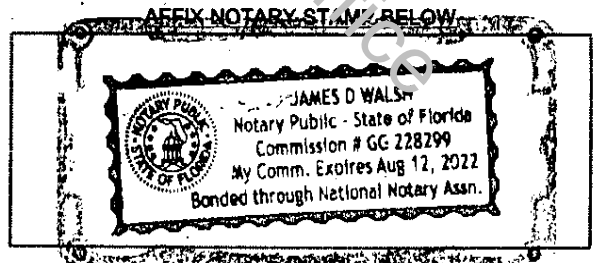
**GRANTEE NOTARY SECTION:** The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantee): Lois P...

On this date of: 3/2/2022

NOTARY SIGNATURE: [Signature]



**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)**)

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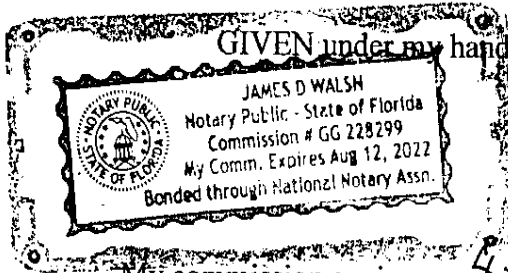
IN WITNESS WHEREOF, said Grantors have caused their names to be signed to these presents this 2 day of March, 2022.

[Signature]  
JAMES DINNEEN

[Signature]  
LOIS DINNEEN

STATE OF Florida  
COUNTY OF Volusia

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that **James Dinneen and Lois Dinneen, husband and wife**, 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 severally acknowledged that they signed 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 2 day of March, 2022.

[Signature]  
Notary Public

My commission expires: 8-12-2022

THIS TRANSACTION IS EXEMPT UNDER THE PROVISIONS OF the Real Estate Transfer Tax Law 35 ILCS 200/31-45, sub-paragraph E; Cook County Ordinance 93-0-27, paragraph E; and Chicago Real Property Transfer Tax Ordinance 3-33-060, paragraph E.

[Signature]  
Signature of Buyer, Seller, or Rep.

Date: March 2, 2022.

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## EXHIBIT "A"

### LEGAL DESCRIPTION

See attached Legal Description.

Permanent Index Number: **17-03-202-063-1084**

Commonly Known as: **100 E. BELLEVUE PLACE, UNIT 32C  
CHICAGO, IL 60611**

Property of Cook County Clerk's Office

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## EXHIBIT A

### LEGAL DESCRIPTION

UNIT 32C IN 100 BELLEVUE PLACE CONDOMINIUM, AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS "PARCEL"):

LOTS 19, 20, 21, 22, 23, 24, 25 AND 26 IN BLOCK 1 IN POTTER PALMER'S LAKE SHORE DRIVE ADDITION TO CHICAGO, SAID ADDITION BEING A SUBDIVISION OF THE SOUTH PART OF BLOCKS 3 AND 7 IN CANAL TRUSTEES' SUBDIVISION OF SOUTH FRACTIONAL QUARTER OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM OWNERSHIP FOR THE 100 BELLEVUE PLACE CONDOMINIUM ASSOCIATION MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED JUNE 23, 1976, AND KNOWN AS TRUST NO. 38985 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NO. 23637025 TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS AS DEFINE AND SET FORTH IN SAID DECLARATION AND SURVEY).

Cook County Clerk's Office