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QUIT CLAIM DEED

Doc# 2218822014 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH COOK COUNTY CLERK

DATE: 07/07/2022 11:27 AM PG: 1 OF 3

THE GRANTORS. GREGORY M. FORDON. SR. LYNN and FORDON, husband and wife. and **GREGORY** FORDOM, JR., an unmarried man, of the City of Chicago, County of Cook. State of fc. Illinois and Ten and consideration No/100ths Dollars (\$10.00), and other good and valuable consideration in hand paic.

CONVEYS and QUIT CLAIMS to GRANTEE, 1406 N. CAMPBELL, LLC. an Illinois iimited liability company, of 950 W. Berwyn Ave., Unit 2, Chicago, IL 60640, the following described Real Estate situated in the County of Cook, in the State of Illinois. wit:

LOT 22 IN BLOCK 6 IN WINSLOW. JACOBSON AND TALLMAN'S SUBDIVISION OF THE NORTHEAST 1/4 OF SECTION 1, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, I' LINOIS.

Property Index Number:

16-01-213-044-0000

Commonly known as:

1406 N. Campbell Ave., Chicago, 72 60622

This property is not the homestead real property of grantors.

Exempt under the provisions of Section 4, Paragraph E of the Illinois Real Estate

Transfer Tax Act

(/10/22

Dated

Signature

REAL ESTATE TRANSFER TAX		07-Jul-2022
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

16-01-213-044-0000 | 20220701670316 | 1-650-132-048

REAL ESTATE	TRANSFER TAX		07-Jul-2022
		COUNTY:	0.00
	(SE)	ILLINOIS:	0.00
		TOTAL:	0.00

16-01-213-044-0000

20220701670316 | 0-540-329-040

^{*} Total does not include any applicable penalty or interest due.

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In Witness Whereof, the Grantors have here	unto set, their hands and seals this 10m
day of, 2022.	Amon MI Sa
	GREGORY M. FORDON. SR.
_	gn m
	LYNN M. FORDON
	Caregoy in Justin The
0,	GRĘGORY M. FORDON, JR.
STATE OF ILLINOIS	
COUNTY OF COOK	
I, the undersigned, a notary public in a	nd for the State and County aforesaid. do
hereby certify that GREGORY M. FORDO	
and wife, and GREGORY M. FORDON, JR.,	
to be the same persons whose names are subs	
before me this day in person and acknowled	- / / /
instrument as their free and voluntary act for t	he uses and purposes therein set forth.
Circum random man bound and afficial anal	this / may of /vm
Given under my hand and official seal 2022.	this 10 day 6. VVI
2022.	
// u &	T
That the "O	FFICIAL SEAL"
	SCOTT E JENSEN
, 140(a)	y Public, State of Illinois mission Expires 12/5/2022

This instrument was prepared by and after recording return to:
Scott E. Jensen
Murray, Jensen & Wilson, Ltd.
101 N. Wacker Dr., Suite 610
Chicago, Illinois 60606

Send Subsequent Tax Bilis te 1406 N. CAMPBELL, LLC 950 W. Berwyn Ave., Unit 2 Chicago, IL 60640

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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

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: 4 1 10 1, 2022	SIGNATURE:			
	GRANTOR or AGENT			
GRANTOR NOTARY SECTION: The below section is to be completed by the	the NOTARY who witnesses the GRANTOR signature.			
Subscribed and swor 1 to before me, Name of Notary Public:	KATE L. SCHWERZHA			
By the said (Name of Grantor):	AFFIX NOTARY STAMP BELOV:			
On this date of: On this date	KATIE L. SCHWERHA OFFICIAL SEAL NOTARY PUBLIC Notary Public - State of Illinois My Commission Expires June 01, 2025			
GRANTEE SECTION				
The GRANTEE or her/his agent affirms and verifies that the nan.	of the GRANTEE shown on the deed or assignmen:			
of beneficial interest (ABI) in a land trust is either a natural person	a, a., யிர்றis corporation or foreign corporation			
authorized to do business or acquire and hold title to real estate in	n 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: 6 10 , 20 22	SIGNATURE:			
	GRANTEE or AGENT			
GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTES cignature.				
Subscribed and sworn to before me, Name of Notary Public:	KATIEL SCHMACITA			
By the said (Name of Grantee): SUT E TONSEN	AFFIX NOTARY STAM! SELOV!			
On this date of: 0, 110 1, 20 279 NOTARY SIGNATURE:	KATIE L. SCHWERHA OFFICIAL SEAL PUBLIC Notary Public - State of Illinois STATE OF ALLMOIS My Commission Expires June 01, 2025			

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