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2220217029

After Recording Return to:

Amrock
662 Woodward-Avenue
Detroit, MI 48226

Doc# 2220217029 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 07/21/2022 11:42 AM PG: 1 OF 4

Instrument Prepared By:

Kimberly Vereb, Esq.
1174 Red Dunes Run
Avon, IN 46123
IL Bar ID No. 6244816

Mail Tax Statements To:

Michael Malmsbury, II & Vittoria
Conner
915 N Racine Avenue, Apt 3
Chicago, IL 60642

Tax Parcel ID Number:

17054120971009

Order Number:

68161983-6252995

QUITCLAIM DEED

per 3rd

Tax Exempt under provision of Paragraph E Section 31-45 Property Tax Code, having a consideration less than \$100.00.

By: *[Signature]*, date 10/6/2020

MICHAEL MALMSBURY, II as Trustee of the Michael Malmsbury, II Trust, dated July 8, 2019

Dated this 4th day of October, 2020. WITNESSETH, that, MICHAEL MALMSBURY, II, an unmarried man, and VITTORIA CONNER, an unmarried woman, whose address is 915 N Racine Avenue, Apartment 3, Chicago, IL 60642-4161, hereinafter referred to as "GRANTOR," whether one or more, for and in consideration of the sum of Ten Dollars and 00/100 (\$10.00), and other good and valuable considerations in hand paid, the receipt of which is hereby acknowledged, does hereby CONVEY and QUITCLAIM unto VITTORIA CONNER, as Trustee of the VITTORIA CONNER TRUST, dated July 8, 2019 and MICHAEL MALMSBURY, II, as trustee of the MICHAEL MALMSBURY, II TRUST, dated July 8, 2019, an unmarried couple, not as tenants in common, but as joint tenants with right of survivorship, whose address is 915 N Racine Avenue, Apartment 3, Chicago, IL 60642-4161, hereinafter referred to as "GRANTEE," whether one or more, all the rights and title interest in the following described real estate, being situated in Cook County, Illinois, commonly known as 915 N Racine Avenue, Apartment 3, Chicago, IL 60642-4161, and legally described as follows, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Assessor's Parcel Number: 17054120971009

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


019 73009
When Recorded Return To:
Indecomm Global Services
1427 Energy Park Drive
St. Paul, MN 55108

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In all references herein to any parties, persons, entities or corporations, the use of any particular gender or the plural or singular number is intended to include the appropriate gender or number as the text of the within instrument may require.

IN TESTIMONY WHEREOF, WITNESS the signature of the Grantor on the date first written above.



Michael Malmsbury II
MICHAEL MALMSBURY, II

REAL ESTATE TRANSFER TAX		21-Jul-2022
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

Vittoria Conner
VITTORIA CONNER

17-05-412-097-1009 | 20220501621517 | 0-355-183-696
* Total does not include any applicable penalty or interest due.

STATE OF *IL*)
COUNTY OF *Cook*)

REAL ESTATE TRANSFER TAX		21-Jul-2022
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

17-05-412-097-1009 | 20220501621517 | 0-128-953-424

I, *Cyprian Alaribe*, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY that MICHAEL MALMSBURY, II and VITTORIA CONNER, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/shc/they signed, sealed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand official seal this *6th* day of *October* 20 *20*.

Cyprian Alaribe
Notary Public
My Commission Expires: *12/3/2023*



The transfer of title and conveyance herein is hereby accepted by VITTORIA CONNER, as Trustee of the VITTORIA CONNER TRUST, dated July 8, 2019 and MICHAEL MALMSBURY, II, as trustee of the MICHAEL MALMSBURY, II TRUST, dated July 8, 2019

V. Conner
VITTORIA CONNER, as Trustee of the VITTORIA CONNER TRUST, dated July 8, 2019

Michael Malmsbury II
MICHAEL MALMSBURY, II, as trustee of the MICHAEL MALMSBURY, II TRUST, dated July 8, 2019

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EXHIBIT A

LEGAL DESCRIPTION

The following described property, situated in the County of Cook, State of Illinois, to wit:

PARCEL 1:

UNIT NUMBER 3 IN THE RACINE COURT CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOTS, 48, 49, 52 AND 53 IN BLOCK 11 IN ELSTON'S ADDITION TO CHICAGO A SUBDIVISION OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM, RECORDED AS DOCUMENT NO. 96295691 TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 96295691; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE PARKING SPACE P-9, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NO. 96295691

Property Address: 915 N Racine Avenue, Apartment 3, Chicago, IL 60642-4161

Assessor's Parcel No.: 17054120971009



U07789732

1371 5/17/2021 81973069/3

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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: 10 | 6 | 2020

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:

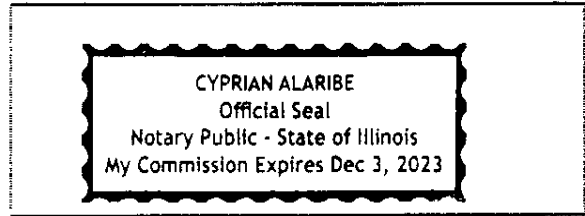
Cyprian Alaribe

By the said (Name of Grantor): VITTORIA CONNER

AFFIX NOTARY STAMP BELOW

On this date of: 10 | 6 | 2020

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: 10 | 6 | 2020

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:

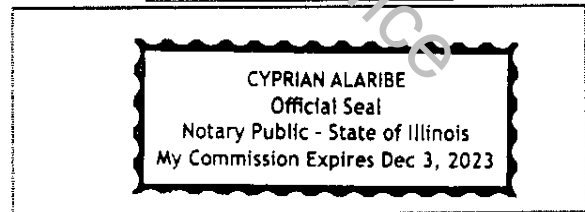
Cyprian Alaribe

By the said (Name of Grantee): VITTORIA CONNER TTEE

AFFIX NOTARY STAMP BELOW

On this date of: 10 | 6 | 2020

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)**)