

UNOFFICIAL COPY



QUIT CLAIM DEED

Mail recorded deed to:
Mark Edelstein, attorney
3825 W. Montrose Ave.
Chicago, IL 60618

Mail future tax bills to:
3233 CP, LLC
10508 S. Kenneth Ave.
Oak Lawn, IL 60453

Doc# 2221317027 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 08/01/2022 02:22 PM PG: 1 OF 3

The Grantors, WALKER KIRKIKIS and NICOLE PEMBROKE, husband and wife, for and in consideration of Ten (\$10.00) dollars and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, CONVEY and QUIT CLAIM to 3233 CP, LLC, an Illinois limited liability company, 10508 S. Kenneth Ave., Oak Lawn, IL 60453, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 37 IN BLOCK 5 IN SUBDIVISION OF PART OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 23, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS,

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


Permanent Real Estate Index Number: 13-23-406-024-0000

Address of Real Estate: 3233 N. Central Park Ave., Chicago, IL 60618

Dated this 6/6/2022




WALKER KIRKIKIS


NICOLE PEMBROKE

REAL ESTATE TRANSFER TAX	01-Aug-2022
 CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

13-23-406-024-0000 | 20220701696255 | 0-999-031-376

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

REAL ESTATE TRANSFER TAX	01-Aug-2022
 COUNTY:	0.00
 ILLINOIS:	0.00
TOTAL:	0.00

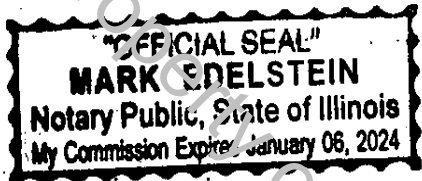
13-23-406-024-0000 | 20220701696255 | 1-210-384-976

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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 aforesaid, CERTIFY THAT WALKER KIRKIKIS and NICOLE PEMBROKE, 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 acknowledged that they signed, sealed and delivered the instrument as 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, this ~~6/6/2022~~^{M.E.} 6/6/2022



Mark Edelstein
Notary Public

My commission expires on 1/6/2024

Exempt under provisions of Paragraph "e", Section 4,
Real Estate Transfer Tax Act.

6/6/2022 Walker Kirkikis
Date Buyer, Seller or Representative

This instrument was prepared by Mark Edelstein, 3825 W. Montrose, Chicago, IL 60618

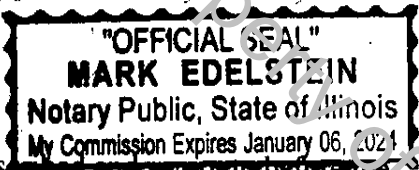
COOK COUNTY Clerk's Office

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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 June 6, 2022

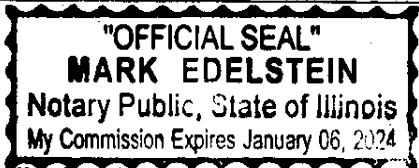


Signature: Wah K. A.H. Niche Penzuke
Grantor or Agent

Subscribed and sworn to before me
By the said _____
This 6th day of June, 2022
Notary Public _____

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 title to real estate under the laws of the State of Illinois.

Date June 6, 2022



Signature: Wah K. A.H. Niche Penzuke
Grantee or Agent

Subscribed and sworn to before me
By the said _____
This 6th day of June, 2022
Notary Public Mark Edelstein

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