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Defall 768994
QUIT CLAIM DEED

Doc#: 2302710077 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/27/2023 11:28 AM Pg: 1 of 4

The GRANTOR, **VILLAGE OF PHOENIX**, an Illinois Municipal Corporation, a corporation created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for and in consideration of the sum of TEN AND NO/100 DOLLARS, and other good and valuable consideration in hand paid, and pursuant to authority given by the City Council of said Corporation, CONVEYS

Dec ID 20221201608277
ST/CO Stamp 0-578-193-232

and QUIT CLAIMS to: Andre LaCour and Adrienne LaCour, married to each other, of 4405 Millwater Crossing, Douglasville, Georgia 30135, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LOTS 3 AND 4 IN BLOCK 5 IN SUBDIVISION OF EUGENE CARY TRUSTEE'S OF THE SOUTH 14 ACRES (EXCEPT EIGHT OF WAY OF CHICAGO GRAND TRUNK RAILROAD COMPANY) LOT 1 IN BLANKENSTYN'S SUBDIVISION OF LOTS 8 AND 9 IN SCHOOL TRUSTEES SUBDIVISION OF SECTION 16, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN; ALSO LOTS 3, 4 AND 5 IN BLANKENSTYN'S SUBDIVISION AFORESAID; ALSO LOT 10 IN SCHOOL TRUSTEES SUBDIVISION IN SECTION 16 (EXCEPT THAT PART WHICH IS IN LOT 1 IN RESUBDIVISION OF LOTS 10 AND 11 IN SAID SCHOOL TRUSTEES SUBDIVISION) IN COOK COUNTY, ILLINOIS.

See attached.

PIN Numbers: 29-16-300-020-0000 and 29-16-300-021-0000

Citywide Title Corporation
111 W. Washington St, Ste. 1301
Chicago IL 60602

Commonly Known As 563 East 155th Street, Phoenix, Illinois 60426

Subject to Village of Phoenix Resolution Number 09132022A passed on September 13, 2022, the Redevelopment Property is to be used solely for the uses and purposes set forth in the Grantee's application on file with the Village Clerk of the Village of Phoenix. The Redevelopment Project shall be completed no later than twelve (12) months after the delivery of this Deed. The Grantee shall not discriminate upon the basis of race, color, religion, sex or national origin in the sale, lease, rental or occupancy of the property. Failure to comply with this covenant shall cause all title, rights and interest in the property herein conveyed to revert to the Village of Phoenix, and the Village shall be entitled to recover all costs and expenses, including attorney's fees incurred in re-vesting title in the Village. This covenant shall run with the land and shall terminate five (5) years after the recording of this Deed. This covenant shall be enforceable against the Grantee, its heirs, successors and assigns.

Subject to: Covenants, conditions, easements and restrictions of record and general real estate taxes for 2022 and subsequent years.

In Witness Whereof, said Grantor has caused its name to be signed to these presents by its Mayor and attested by its Clerk, this 8th day of December, 2022.

VILLAGE OF PHOENIX, an Illinois Municipal Corporation

BY

Terry R. Wells
Terry R. Wells, Mayor

ATTEST

Patricia Harris
Patricia Harris, Clerk

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

Date: 12-8-22

[Signature]
Buyer, Seller or Representative

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State of Illinois)
) SS.
 County of Cook }

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY that **Terry R. Wells**, personally known to me to be the Mayor of the Village of Phoenix, an Illinois Municipal Corporation, and **Patricia Harris**, personally known to me to be the City Clerk of said Corporation, and personally known to me to be the same persons whose names are subscribed to the above and foregoing instrument, appeared before me this day in person, and severally acknowledged that as such Mayor and Village Clerk, they signed and delivered the said instrument pursuant to authority given by the City Council of said Corporation as their free and voluntary act, and as the free and voluntary act and Deed of said Corporation, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 8th day of December, 2022.

Commission Expires: April 26, 2026



Melba N. Ferrell
 Notary Public

Prepared by: Scott D. Dillner, Attorney at Law, 16231 Wausau Avenue, South Holland, IL 60473

Mail to:

Lex Johnson
4749 Lincoln Mall Dr.
#202
Matteson, IL
60443

Send Tax Bills to:

Andre & Adrienne LaCour
563 E. 155th St.
Phoenix, IL
60476

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GRANTOR/GRANTEE STATEMENT

The Grantor or his/her Agent affirms that, to the best of his/her knowledge, the name of the Grantor shown on the Deed of 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: December 8th, 2022.

Signature: _____

Grantor or Agent

Subscribed and sworn to before me
by the said Agent this 8th day of

December, 2022.

M. M. Ferrell
Notary Public



The Grantee or his/her Agent affirms and verifies that the name of the Grantee shown on the Deed of 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 and hold title to real estate under the laws of the State of Illinois.

Dated: 12/8, 2022

Signature: _____

Grantee or Agent

Subscribed and sworn to before me
by the said Agent this 8th day of

Dec., 2022.

Patricia Conroy
Notary Public



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

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File No: 768994

EXHIBIT "A"

LOTS 3 AND 4 IN BLOCK 5 IN SUBDIVISION OF EUGENE CARY TRUSTEE'S OF THE SOUTH 14 ACRES (EXCEPT RIGHT OF WAY OF CHICAGO GRAND TRUNK RAILROAD COMPANY) LOT 1 IN BLANKESTYN'S SUBDIVISION OF LOTS 8 AND 9 IN SCHOOL TRUSTEES SUBDIVISION OF SECTION 16, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN; ALSO LOTS 3, 4 AND 5 IN BLANKENSTYN'S SUBDIVISION AFORESAID; ALSO LOT 10 IN SCHOOL TRUSTEES SUBDIVISION IN SECTION 16 (EXCEPT THAT PART WHICH IS IN LOT 1 IN RESUBDIVISION OF LOTS 10 AND 11 IN SAID SCHOOL TRUSTEES SUBDIVISION) IN COOK COUNTY, ILLINOIS.

This page is only a part of a 2016 ALTA® Commitment for Title Insurance. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I-Requirements; and Schedule B, Part II-Exceptions.

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