

UNOFFICIAL COPY



\*2304629130\*

Doc# 2304629130 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 02/15/2023 02:10 PM PG: 1 OF 3

Prepared By:  
Rhys J. Williams, Armstrong Teasdale LLP  
7700 Forsyth Blvd., Suite 1800, St. Louis, MO 63105

Mail Tax Statement to: Michelle D. Kemp, 7229 South Ellis Avenue, Chicago, IL 60619

Return to: Covius Settlement Services, LLC  
2001 NE 46th Street, STE 25, Kansas City, MO 64116

Reference Number: 10822257

Permanent Real Estate Index Number: 20-26-111-011-0000

## QUITCLAIM DEED

MICHELLE D. KEMP formerly known as MICHELLE D. PRIEST, single, whose mailing address is 7229 South Ellis Avenue, Chicago, IL 60619 (the "Grantor"), for valuable consideration in the amount of Ten and 00/100 Dollars (\$10.00), and other good and valuable consideration, does hereby CONVEY and QUITCLAIM unto MICHELLE D. KEMP, single, in fee simple, whose address is 7229 South Ellis Avenue, Chicago, IL 60619, hereinafter, "Grantee", the following described real estate situated in the County of Cook, in the State of Illinois, to-wit:

LOT 33 IN BLOCK 14 IN CORNELL, A SUBDIVISION IN SECTIONS 26 AND 35,  
TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN  
COOK COUNTY, ILLINOIS.


Being the same property conveyed to Michelle D. Priest herein by Special Warranty Deed recorded March 28, 2006 in Instrument No. 0608733186, in the Office of the County Recorder of Cook County, State of Illinois.

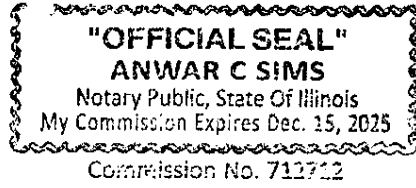
Property Address: 7229 South Ellis Avenue, Chicago, IL 60619

This conveyance made subject to all easements, and building or use restrictions of record, including, but not limited to, those for public roads and highways, restrictive covenants, utilities, railroads, and pipelines. The conveyance is also subject to all applicable zoning, ordinances, statutes, rules, or regulations, as amended.

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IN WITNESS WHEREOF, this deed was executed by the Grantor, this the 14th day of January, 2023.

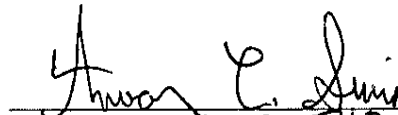
 (Seal)  
MICHELLE D. KEMP formerly  
known as MICHELLE D. PRIEST

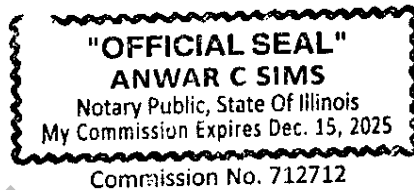


STATE OF ILLINOIS }  
COUNTY OF Cook } ss:

I, the undersigned, a Notary Public in and of said County, in the State aforesaid, DO HEREBY CERTIFY THAT MICHELLE D. KEMP formerly known as MICHELLE D. PRIEST, is personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she signed, sealed and delivered said instrument as his/her free and voluntary act, for the purposes therein set forth.

Given under my hand and notarial seal, this day of January 14th, 2023.

  
Notary Public 712-712  
My Commission expires: 12/15/2025




This document is provided to the Recorder for use in Cook County, Illinois. A legal opinion is recommended prior to taking final action with this deed. Changes in ownership may have tax, inheritance and other legal ramifications.

Exempt under provisions of Paragraph (e) Section 31.45, Property Tax Code.

Date: 1/14/2023



Signature of Grantor:

MICHELLE D. KEMP formerly  
known as MICHELLE D. PRIEST

REAL ESTATE TRANSFER TAX		15-Feb-2023
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

20-26-111-011-0000 | 20230101633194 | 1-229-803-344

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

REAL ESTATE TRANSFER TAX		15-Feb-2023
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

20-26-111-011-0000 | 20230101633194 | 1-378-406-224

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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: 1/14/2023

SIGNATURE: [Signature]  
GRANTOR or AGENT

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

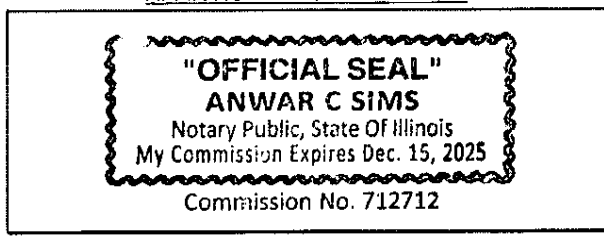
Subscribed and sworn to before me, Name of Notary Public: Anwar C. Sims

By the said (Name of Grantor): Michelle D. Kemp FKA Michelle D. Priest

AFFIX NOTARY STAMP BELOW

On this date of: 1/14/2023

NOTARY SIGNATURE: Anwar C. Sims



### 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: 1/14/2023

SIGNATURE: [Signature]  
GRANTEE or AGENT

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

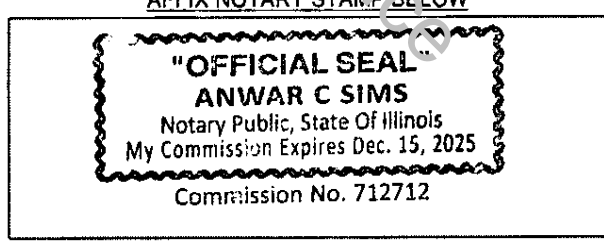
Subscribed and sworn to before me, Name of Notary Public: Anwar C. Sims

By the said (Name of Grantee): Michelle D. Priest

AFFIX NOTARY STAMP BELOW

On this date of: 1/14/2023

NOTARY SIGNATURE: Anwar C. Sims



**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)**)