

1/2 2065C04 80014P



Doc# 2307316016 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 03/14/2023 01:36 PM PG: 1 OF 4

This Document Prepared By:

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TRUSTEE'S QUIT CLAIM DEED

Michael J. Sreenan, not personally or individually, but solely as Trustee for Trust No. 2 dated July 31, 1997, n/k/a The Michael J. Sreenan Declaration of Trust dated July 31, 1997 as amended from title to title, of the City of Chicago, County of Cook, State of Illinois, hereinafter referred to as the "Grantor," for and in consideration of the sum of Ten and no/100 Dollars (\$10.00) and other good and valuable consideration in hand paid, receipt whereof is hereby acknowledged, does hereby CONVEY and QUIT CLAIM unto Michael J. Sreenan and Michelle A. Knight, husband and wife of 2423 N. Racine Ave., Chicago, Illinois 60614, not as tenants in common or as joint tenants, but as TENANTS BY THE ENTIRETY, hereinafter referred to as the "Grantees," all interest in the following described real estate situated in the County of Cook, State of Illinois, to-wit:

LOT 10 IN BLOCK 3 IN LINN AND SWANN'S SUBDIVISION OF THE WEST 1/2 OF OUTLOT 18 IN CANAL TRUSTEES SUBDIVISION OF THE EAST 1/2 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

ADDRESS: 2423 N. RACINE AVE, CHICAGO, ILLINOIS 60614.

PIN: 14-29-425-003-0000.

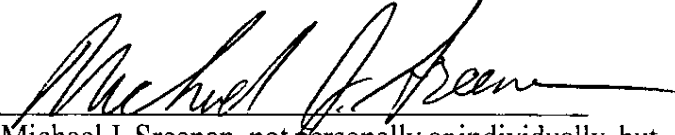
together with the tenements and appurtenances thereto belonging, or in anywise appertaining, and all the estate, right, title, interest, claim and demand whatsoever, at law or in equity, which said Grantor now has in and to said real estate,

SUBJECT TO: Covenants, conditions, and restrictions of record, and public and utility easements, and general real estate taxes not due and payable at the time of Closing.

UNOFFICIAL COPY

THE TRUST created and existing under and by virtue of the terms and provisions of said trust declaration is in full force and effect as of the date hereof and this Deed is executed pursuant to and in the exercise of the power and authority therein granted to and vested in said Grantor.

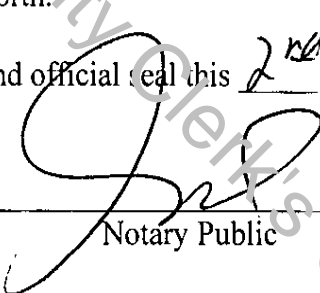
IN WITNESS WHEREOF, Michael J. Sreenan, not personally or individually, but solely as Trustee of The Michael J. Sreenan Declaration of Trust dated July 31, 1997, has hereunto set his hand and seal this 2nd day of March 2023.


 Michael J. Sreenan, not personally or individually, but solely as Trustee of the Michael J. Sreenan Declaration of Trust dated July 31, 1997

STATE OF ILLINOIS)
) SS.
 COUNTY OF COOK)

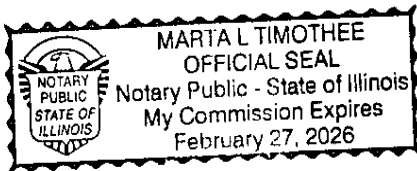
The undersigned, a Notary Public in and for said County, in the State aforesaid, DOES HEREBY CERTIFY that Michael J. Sreenan not personally or individually, but solely as Trustee of the Michael J. Sreenan Declaration of Trust dated July 31, 1997, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his own free and voluntary act for the uses and purposes therein set forth.


GIVEN under my hand and official seal this 2nd day of March 2023.


 Notary Public

EXEMPT FROM TAXATION UNDER THE PROVISIONS OF PARAGRAPH 2 SECTION 1 OF THE ILLINOIS REAL ESTATE TRANSFER TAX ACT AND PARAGRAPH 5 SECTION 1 OF THE COOK COUNTY TRANSFER TAX ORDINANCE AND THE CITY OF CHICAGO 200.12B6


3/2/23
 Date Buyer, Seller or Representative



REAL ESTATE TRANSFER TAX		08-Mar-2023
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

14-29-425-003-0000 | 20230201655836 | 0-237-936-848

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

REAL ESTATE TRANSFER TAX		08-Mar-2023
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

14-29-425-003-0000 | 20230201655836 | 0-989-798-608

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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: March 2nd, 2023

SIGNATURE: *Michael J. Sreenan*
GRANTOR or AGENT

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

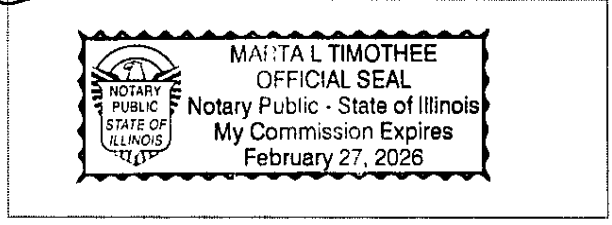
Subscribed and sworn to before me, Name of Notary Public:

Marta L. Timothee
Marta L. Timothee
AFFIX NOTARY STAMP BELOW

By the said (Name of Grantor): Michael J. Sreenan

On this date of: March 2nd, 2023

NOTARY SIGNATURE: *Marta L. Timothee*



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: March 2nd, 2023

SIGNATURE: *Michael J. Sreenan*
GRANTEE or AGENT

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

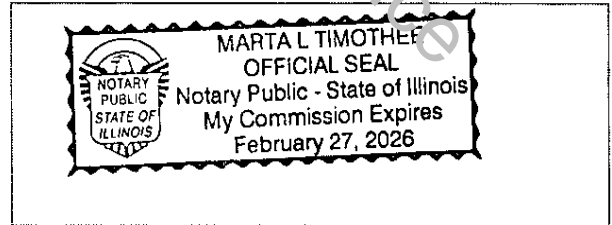
Subscribed and sworn to before me, Name of Notary Public:

Marta L. Timothee
Marta L. Timothee
AFFIX NOTARY STAMP BELOW

By the said (Name of Grantee): Michael J. Sreenan

On this date of: March 2nd, 2023

NOTARY SIGNATURE: *Marta L. Timothee*



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)**

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LEGAL DESCRIPTION

Order No.: 20GSC048021LP

For APN/Parcel ID(s): 14-29-425-003-0000

LOT 10 IN BLOCK 3 IN LINN AND SWANN'S SUBDIVISION OF THE WEST 1/2 OF OUTLOT 18 IN CANAL TRUSTEES SUBDIVISION OF THE EAST 1/2 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office