

UNOFFICIAL COPY

Doc#: 2312847045 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/08/2023 10:30 AM Pg: 1 of 5

QUIT CLAIM DEED

2/3 23C11W 388863SK

Dec ID 20230501610223
ST/CO Stamp 1-704-010-448

The above space for recorder's use only

THE GRANTOR(S), COMMUNITY PARTNERS FOR AFFORDABLE HOUSING, an Illinois Not-For-Profit, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, in hand paid, **CONVEY** and **QUITCLAIMS** to **THE GRANTEE(S)**: CPAH CLT LLC, an Illinois Limited Liability Company, with an address of 800 S Milwaukee Avenue, Suite 201 Libertyville, IL 60048 the following described real estate situated in the County of Cook in the State of Illinois, to wit:

SEE ATTACHED EXHIBIT A

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. To have and to hold said premises forever.

PERMANENT INDEX NUMBER: 05-32-112-016-0000

ADDRESS OF PROPERTY: 3023 CENTRAL AVENUE WILMETTE, ILLINOIS 60091

This transfer is **EXEMPT** under the provisions of Section 4, Paragraph E, of the Illinois Real Estate Transfer Tax Act.

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Dated this 1st day of May, 2023.

COMMUNITY PARTNERS FOR AFFORDABLE HOUSING, an Illinois Not-For-Profit,

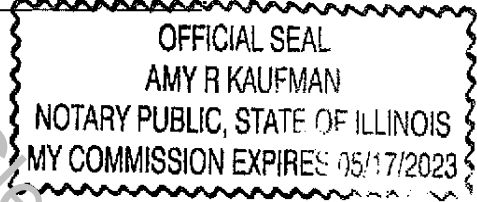
Robert Anthony

Name: Robert Anthony
Title: resident

I, the undersigned a Notary Public in and for said county, in the state aforesaid, do hereby certify that Robert Anthony, as authorized signatory for COMMUNITY PARTNERS FOR AFFORDABLE HOUSING, an Illinois Not-For-Profit, is personally known to me to be the same person whose name is subscribed to the foregoing QUIT CLAIM DEED, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and seal this 1st day of May, 2023

Amy R. Kaufman
NOTARY PUBLIC



Mail to:
CPAH CLT, LLC
800 S Milwaukee Ave, #201
Libertyville, IL 60048

Tax Bill to:
CPAH CLT, LLC
800 S Milwaukee Ave #201
Libertyville, IL 60048

This instrument prepared by:
Eric Feldman & Associates, PC
141 W. Jackson Blvd., Suite 4100 Chicago, Illinois 60604

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EXHIBIT A – LEGAL DESCRIPTION

PARCEL 1:

LOT 1 IN BLOCK 3 IN SKOKIE BOULEVARD ADD TO WILMETTE, BEING A SUBDIVISION OF LOTS 1, 2 AND 3 OF ROEMER'S SUBDIVISION OF LOTS 38, 39 AND 40 OF COUNTY CLERKS DIV OF SECTION 32, TOWNSHIP 42 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PARCEL 2:

THE EAST 1/2 OF THE VACATED ALLEY LYING WEST AND ADJOINING AND ACCRUING TO SAID LOT 1 ALL IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

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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: 5/15/2023

SIGNATURE: [Signature]
GRANTOR or AGENT

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

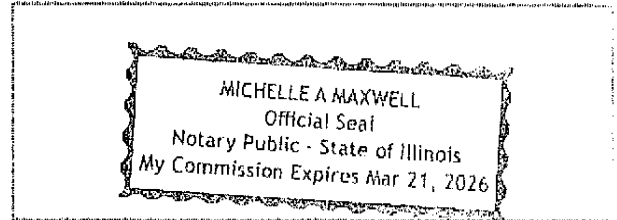
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantor): _____

On this date of: 5/15/2023

NOTARY SIGNATURE: [Signature]

AFFIX NOTARY STAMP BELOW



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: 5/15/2023

SIGNATURE: [Signature]
GRANTEE or AGENT

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

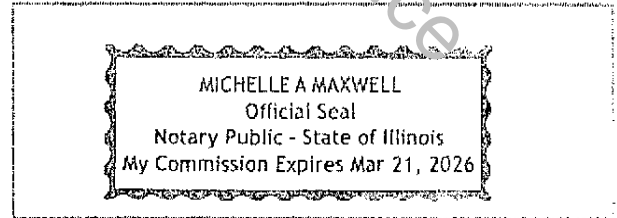
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantee): _____

On this date of: 5/15/2023

NOTARY SIGNATURE: [Signature]

AFFIX NOTARY STAMP BELOW



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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**Real Estate Transfer Tax
EXEMPT**

Issue Date 4/27/2023

Name of Buyer:
CPAH GLT LLC

Revenue Stamps:

		Qty	
Village of Wilmette	EXEMPT	1	= EXEMPT
Real Estate Transfer Tax			
Issuer: CO 2023-04-27 3023 CENTRAL AVE			

Property Address:
3023 CENTRAL AVE
WILMETTE, IL. 60091

Property of Cook County Clerk's Office