

UNOFFICIAL COPY

PREPARED BY:

August R. Butera
One S. Wacker Dr. 24th Floor
Chicago, IL 60606

Doc#: 2316310190 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/12/2023 02:48 PM Pg: 1 of 4

MAIL TAX BILL TO:

Michael K. Brandt
3003 Weeping Cherry Dr.
Champaign, IL 61822

Dec ID 20230601644592
ST/CO Stamp 0-614-762-192
City Stamp 0-651-265-744

MAIL RECORDED DEED TO:

August R. Butera
One S. Wacker Dr. 24th Floor
Chicago, IL 60606

QUITCLAIM DEED Statutory (Illinois)

THE GRANTOR(S), Michael Brandt, of the City of Champaign, State of Illinois, divorced and not since remarried and Leah Heil, of the City of Fort Lauderdale, State of Florida, divorced and not since remarried, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, in hand paid, CONVEY(S) AND QUITCLAIM(S) to Michael Brandt, of the City of Champaign, Illinois and Leah Heil of the City of Fort Lauderdale, Florida, each as to an undivided one-half interest as tenants in common, all interest in the following described real estate situated in the County of COOK, State of Illinois, to wit:

Unit Number 25-C, in the 1440 N. Lake Shore Drive Condominium, as delineated on a Plat of Survey of Lot 14 (except the South 5 feet thereof) and all of Lots 15, 16, 17, 18 and 19 and the South 20 feet of Lot 20 in Potter Palmer's Resubdivision of Lots 1 to 22, inclusive, in Block 4 in the Catholic Bishop of Chicago's Lake Shore Drive Addition to Chicago, being a Subdivision of the North 18.83 chains of fractional Section 3, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois, (called "Parcel"), which Survey is attached as Exhibit "A" to the Declaration of Condominium made by American National Bank and Trust Company of Chicago, as Trustee, under Trust Number 25440, and recorded in the Office of the Recorder of Cook County, Illinois, as Document 21361283 and amended from time to time, together with its undivided percentage interest in the Common Elements in Cook County, Illinois

Permanent Index Number(s): 17-03-103-028-1161
Property Address: 1440 N. Lakeshore Drive, Apt 25C, Chicago, IL 60610

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemptions Laws of the State of Illinois.

Dated this May 4 Day of 4 2023

UNOFFICIAL COPY

Michael Brandt

Michael Brandt

STATE OF Illinois)
COUNTY OF Cook) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Michael Brandt, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument, as his/her/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 8th Day of June 2023

Traci E. Nally
Notary Public
My commission expires: 4-7-2026



Cook County Clerk's Office

UNOFFICIAL COPY

Leah Heil

Leah Heil

STATE OF FLORIDA)
COUNTY OF Broward) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Leah Heil, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument, as his/her/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 4 Day of July 2023

Gene K. Glasser
Notary Public

My commission expires: _____



Gene K. Glasser
Comm.: HH 250123
Expires: April 6, 2026
Notary Public - State of Florida

Exempt Under the provisions of paragraph e

Signature of Seller, Buyer, or Attorney [Signature]

5-4-2023

UNOFFICIAL COPY

ATTORNEYS' TITLE GUARANTY FUND, INC.

STATEMENT BY GRANTOR AND GRANTEE

The grantor or the grantor's agent affirms that, to the best of his or her 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 and hold title to real estate under the laws of the State of Illinois.

Dated 10/18/2021

Linda Harberg
Signature of Grantor or Agent

Subscribed and sworn to before me this

18 day of October, 2021
Day Month Year

Vicki Voigt
Notary Public



The grantee or the grantee's 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 and hold title to real estate under the laws of the State of Illinois.

Dated 10/18/2021

Linda Harberg
Signature of Grantee or Agent

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.)

Subscribed and sworn to before me this

18th day of October, 2021
Day Month Year

Vicki Voigt
Notary Public

