

UNOFFICIAL COPY

Doc# 2317741169 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/26/2023 03:59 PM Pg: 1 of 4

Dec ID 20230601647769

City Stamp 1-950-562-000

Quit Claim Deed

ILLINOIS STATUTORY

MAIL TO:

Clyde A Smith
12145 S. Stewart Avenue
Chicago, IL 60628

NAME & ADDRESS OF TAXPAYER:

Clyde A Smith
12145 S. Stewart Avenue
Chicago, IL 60628

THE GRANTORS, Clyde Smith and Doris Smith, husband and wife of the City of Chicago, of the County of Cook, of the State of Illinois for and in consideration of Ten (\$10.00) DOLLARS and other good and valuable consideration(s) in hand paid, CONVEY AND QUIT CLAIM TO Eric Smith, Single, 5207 South Drexel Avenue, Unit S3B, of the City of Chicago, of the County of Cook, the State of Illinois, all interest in the following described real estate situation in the County of Cook County, in the State of Illinois, to wit:

See legal description attached hereto as 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 the above granted premises unto the parties of the second part forever, not as tenants in common or tenants by the entirety, but as joint tenants.

Permanent Index Number(s): 20-11-307-020-1012

20-11-307-020-1010

Property Address: 5207 South Drexel Ave, Unit S3B, Chicago, IL 60615

5205 South Drexel Ave, Unit N3B, Chicago, IL 60615

Dated this 17 day of June, 2023

CLYDE A. SMITH

(Print or type name here)

DORIS J. SMITH

(Print or type name here)

REAL ESTATE TRANSFER TAX

22-Jun-2023



CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

20-11-307-020-1010 | 20230601647769 | 1-950-562-000

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

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STATE OF ILLINOIS

) SS.

COUNTY OF COOK COUNTY

)

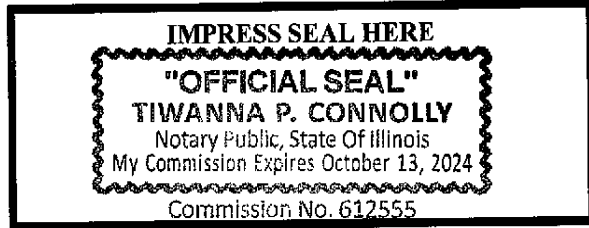
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT **Clyde Smith and Doris Smith** personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 14th day of JUNE, 2023

Tiwanna P. Connolly

Notary Public

My commission expires on 10/14/2024.



If Grantor is also Grantee you may want to strike Release & Waiver of Homestead Rights.

NAME AND ADDRESS OF PREPARER:

Law Office of Alexis Hart McDowell, Ltd.
1507 E. 53rd Street
Suite #163
Chicago, IL 60615

EXEMPT UNDER PROVISIONS OF PARAGRAPH (e) 35 ILCS 200/31-45, PROPERTY TAX CODE; COOK COUNTY ORD. 93-0-28 PAR 4; AND EXEMPT UNDER SECTION 2001-2B6 OF THE CHICAGO TRANSACTION TAX

6-14-2023

DATE: _____

[Signature]

Signature of Buyer, Seller or Representative.

This conveyance must contain the name and address of the Grantee for tax billing purposes (55ILCS 5/3-5020) and the name and address of the person preparing the instrument, (55ILCS 5/3-5022)

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Exhibit A

LEGAL DESCRIPTION

Legal Description

SOUTH UNIT 3B IN 5205-09 S DREXEL AVENUE CONDOMINIUM AS DELINEATED ON A PLAT OF SURVEY OF FOLLOWING DESCRIBED TRACT OF LAND: LOT 17 IN BLOCK 24 IN BF AYERS RESUBDIVISION OF BLOCK 24 IN EAGANDALE A SUBDIVISION OF THE EAST 118 ACRES OF THE SW 1/4 OF SECTION 11, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED NOVEMBER 10, 2005 AS DOCUMENT #0531410017 AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS ALL IN COOK COUNTY, ILLINOIS.

MORE COMMONLY KNOWN AS 5207 S. DREXEL AVE. APT S3B, CHICAGO, IL 60615

PIN: 20-11-307-020-1012

BY FEE SIMPLE DEED FROM 5205-09 S DREXEL CORPORATION AS SET FORTH IN DOCUMENT NUMBER 0617111060 DATED 05/19/2006 AND RECORDED 06/20/2006, COOK COUNTY RECORDS, STATE OF ILLINOIS

Legal Description

NORTH UNIT 3B IN 5205-09 S DREXEL AVENUE CONDOMINIUM AS DELINEATED ON A PLAT OF SURVEY OF FOLLOWING DESCRIBED TRACT OF LAND: LOT 17 IN BLOCK 24 IN BF AYERS RESUBDIVISION OF BLOCK 24 IN EAGANDALE A SUBDIVISION OF THE EAST 118 ACRES OF THE SW 1/4 OF SECTION 11, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED NOVEMBER 10, 2005 AS DOCUMENT #0531410017 AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS ALL IN COOK COUNTY, ILLINOIS.

MORE COMMONLY KNOWN AS 5205 S. DREXEL AVE. APT N3B, CHICAGO, IL 60615

PIN: 20-11-307-020-1010

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STATEMENT BY GRANTOR AND GRANTEE

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

Date: JUNE 14, 2023

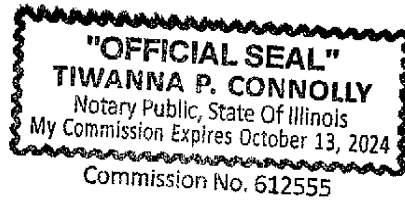
Signature: *Clyde A Smith*
Ann J Smith
Grantor or Agent

SUBSCRIBED and SWORN before me

this 14TH day of JUNE 20 23

Tiwanne P Connolly

Notary Public



The grantee or his 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 title to real estate under the laws of the State of Illinois.

Date: JUNE 14, 2023

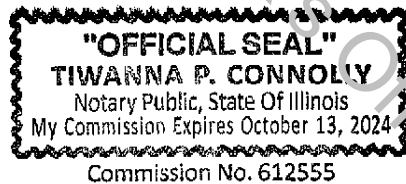
Signature: *Clyde A Smith*
Ann J Smith
Grantee or Agent

SUBSCRIBED and SWORN before me

this 14TH day of JUNE 20 2023

Tiwanne P Connolly

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 a Class A misdemeanor for subsequent offenses.

[Attached to deed or ABI to be recorded in the County of Cook in the State of Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Act.]