

# UNOFFICIAL COPY

**Prepared by:**

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FisherBroyles, LLP  
203 N. LaSalle St., Suite 2100  
Chicago, IL 60601

**After Recording Mail To:**

6024 S ST LAWRENCE AVE, LLC  
2026 W. Giddings St.  
Chicago, IL 60625

**Mail Tax Bills To:**

6024 S ST LAWRENCE AVE, LLC  
2026 W. Giddings St.  
Chicago, IL 60625



Doc# 2318715019 Fee \$88.00

RHSP FEE: \$18.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 07/06/2023 01:29 PM PG: 1 OF 4

*This space reserved for Recorder's use only.*

## QUIT CLAIM DEED

THE GRANTOR, Samuel Spitz, an unmarried individual, for and in consideration of TEN & 00/100s DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and QUIT CLAIMS to THE GRANTEE, 6024 S ST LAWRENCE AVE, LLC, an Illinois limited liability company, whose address is 2026 W. Giddings St., Chicago, IL 60625, all interest in the real estate situated in the City of Chicago, in the County of Cook, in the State of Illinois, more particularly described on Exhibit "A" attached hereto.

Permanent Real Estate Index Number: 20-15-404-021-0000

Address of Real Estate: 6024 S Saint Lawrence Avenue, Chicago IL 60637

DATED this 2 day of June, 2023

  
SAMUEL SPITZ

REAL ESTATE TRANSFER TAX

06-Jul-2023



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

20-15-404-021-0000

| 20230501628031 | 1-984-437-968

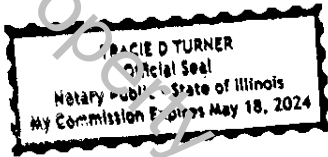
*(Notary Appears on Following Page.)*

# UNOFFICIAL COPY

STATE OF ILLINOIS )  
COUNTY OF COOK )

I, the undersigned, a notary public, in and for the County and State aforesaid, DO HEREBY CERTIFY that Samuel Spitz, personally known to me appeared before me this day in person and acknowledged to me that he signed and delivered said instrument as his own free and voluntary act for the uses and purposes set forth therein.

GIVEN under my hand and notarial seal, this 2 day of June, 2023.



Trace D Turner  
Notary Public

My Commission Expires:

May 18, 2024

Exempt under provisions of Paragraph e,  
Section 31-45, Real Estate Transfer Tax Act.

June 21, 2023  
Date

[Signature]  
Seller, Buyer or Representative

### REAL ESTATE TRANSFER TAX

06-Jul-2023



CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

20-15-404-021-0000 | 20230501628031 | 0-668-135-120

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

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## EXHIBIT A

Lot 7 in Nathan William McChesney's Washington Park Subdivision of Lots 1 and 2 in McChesney's Subdivision of the East 1/2 of Block 12 in Maher's Subdivision of the Southeast 1/4 of Section 15, Township 38 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Real Estate Index Numbers: 20-15-404-021-0000

Address of Real Estate: 6024 S Saint Lawrence Avenue, Chicago IL 60637

Property of Cook County Clerk's Office

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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.

Dated 06/02/2023 Signature: [Signature]  
Grantor or Agent

Subscribed and sworn to before me  
by the said Sam Spitz  
dated June 2, 2023

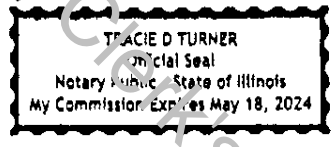


Notary Public [Signature]

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.

Dated 06/02/2023 Signature: [Signature]  
Grantee or Agent

Subscribed and sworn to before me  
by the said Sam Spitz  
dated June 2, 2023



Notary Public [Signature]

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 Facsimile ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act).

**NOTE: LAND TRUSTEE IS NEITHER "GRANTEE OR AGENT" OF AN ASSIGNMENT OF BENEFICIAL INTEREST.**