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Doc#: 2325046012 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 09/07/2023 09:22 AM Pg: 1 of 4

This Instrument Prepared By:

Montana & Welch, LLC
11950 S. Harlem Avenue
Palos Heights, IL 60463

Dec ID 20230801611252
ST/CO Stamp 0-232-306-128

Upon Recordation Mail To:

GaleCo Residential Construction Company
3222 Nelson Avenue
Robbins, IL 60472

QUIT CLAIM DEED

THIS INSTRUMENT made as of this 28th day of August, 2023, between the VILLAGE OF RIVERDALE, an Illinois home rule municipality, whose address is 157 W. 144th Street, Riverdale, Illinois (the "Grantor"), and GALECO RESIDENTIAL CONSTRUCTION COMPANY, an Illinois corporation, whose address is 3222 Nelson Avenue, Robbins, Illinois 60472 (the "Grantee"), WITNESSETH, that the Grantor, for and in consideration of the sum of Ten (\$10.00) Dollars, and other good and valuable consideration, the receipt whereof is hereby acknowledged, by these presents does CONVEY and QUIT CLAIM unto the Grantee, and to its successors and assigns, all of Grantor's right title and interest in and to the following described real estate, situated in the County of Cook and State of Illinois, as described on Exhibit A attached hereto and made a part hereof (the "Property").

FIRST AMERICAN TITLE
FILE # AF1036511

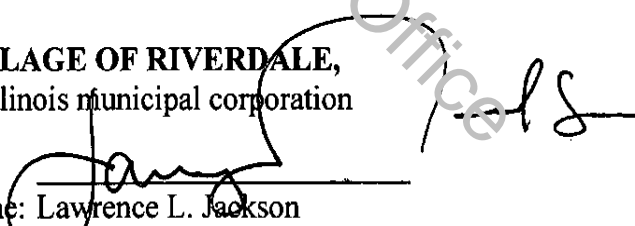
THIS IS NOT HOMESTEAD PROPERTY.

Permanent Real Estate Index Number: 29-04-222-010-0000
Address of Real Estate: 32 E. 140th Court, Riverdale, Illinois 60827

IN WITNESS WHEREOF, the Grantor has duly executed this Quit Claim Deed as of the date first herein written.



VILLAGE OF RIVERDALE,
an Illinois municipal corporation

By: 
Name: Lawrence L. Jackson
Title: Village President

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STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Lawrence L. Jackson, personally known to me to be the Village President of the Village of Riverdale and 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 as such Village President of the Village of Riverdale he signed and delivered the said instrument as his free and voluntary act, and as the free and voluntary act and deed of said company, for the uses and purposes therein set forth.

Given under my hand and official seal, this 28 day of August, 2023.

Commission expires SEP 18 20 23 Carol T McGhee
Notary Public



SEND FUTURE TAX BILLS TO:

GaleCo Residential Construction Co.
3222 Nelson Ave.
Robbins, IL 60472

COUNTY - ILLINOIS TRANSFER TAX

EXEMPT UNDER PROVISIONS OF
35 ILCS 200/31-45 PARAGRAPH b
REAL ESTATE TRANSFER TAX LAW
DATE:

[Signature]
Buyer, Seller or Representative

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EXHIBIT A
to
Quit Claim Deed

LEGAL DESCRIPTION OF PROPERTY

LOT 1 IN BLOCK 7 IN BRANIGAR BROTHERS IVANHOE PARK ADDITION TO RIVERDALE, ACCORDING TO THE PLAT THEREOF, RECORDED MAY 1, 1929 AS DOCUMENT NO. 10367222 IN THE SOUTH HALF OF THE NORTHEAST QUARTER OF SECTION 4, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Address: 32 E. 140th Court, Riverdale, Illinois 60827

PIN: 29-04-222-016-0000

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First American Title™

First American Title Insurance Company
18501 Maple Creek Drive, Suite 950
Tinley Park, IL 60477
Phone: (708)429-0044
Fax: (866)524-5676

STATEMENT BY GRANTOR AND GRANTEE

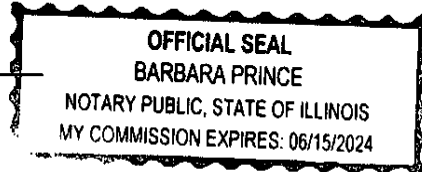
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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: August 28, 2023

Signature: Linda Munnich
Grantor or Agent

Subscribed and sworn to before me by the said Linda Munnich, affiant, on August 28, 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 and hold title to real estate under the laws of the State of Illinois.

Dated: August 28, 2023

Signature: Linda Munnich
Grantee or Agent

Subscribed and sworn to before me by the said Linda Munnich, affiant, on August 28, 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 ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)