

UNOFFICIAL COPY

Doc#: 2327846301 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 10/05/2023 04:09 PM Pg: 1 of 3

10/5 PTC23-2039 6
**QUIT CLAIM DEED
STATUTORY (ILLINOIS)**

Dec ID 20230901632942
ST/CO Stamp 1-941-783-504
City Stamp 0-868-041-680

THE GRANTOR,
JULIE HAMMAN, divorced and not since remarried
~~Married to Michael Hirsch,~~
for and in consideration of
TEN and NO DOLLARS, and other
good and valuable considerations in
and paid, Conveys and Quit Claims
her interest unto

MICHAEL HIRSCH, divorced and not since remarried,
conveys and warrants all interest in the following described Real Estate situated
in the County of Cook in the State of Illinois, to wit:

UNIT 10D AND GARAGE UNIT 1 TOGETHER WITH THEIR UNDIVIDED PERCENTAGE
INTEREST IN THE COMMON ELEMENTS, IN THE 2700 NORTH HAMPDEN COURT
CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED
AS DOCUMENT 93392770, AS AMENDED FROM TIME TO TIME, IN THE SOUTHWEST
1/4 OF SECTION 28, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL
MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: (a) general real estate taxes not due and payable at closing; (b) building lines and
building laws and ordinances, use or occupancy restrictions, conditions and covenants of record,
(c) zoning laws and ordinances which conform to the present usage of the premises; (d) public and
utility easements which serve the premises; (e) public roads and highways, if any; (f) party wall
rights and agreements, if any; and (g) limitations and conditions imposed by the Illinois
Condominium Property Act and condominium declaration, if applicable.

Permanent Real Estate Index Number(s): 14-28-308-028-1030 and 14-28-308-028-1096


Address(es) of Real Estate: 2700 N. Hampden Ct., Unit 10D, Chicago, IL 60614

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


Exempt under provisions of paragraph e, Section 31-45 of the Property Tax Code

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Dated this 15th of September, 2023



Julie Hamman

REAL ESTATE TRANSFER TAX		27-Sep-2023
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *
14-28-308-028-1030 20230901632942 0-868-041-680		
* Total does not include any applicable penalty or interest due.		

State of Illinois)
)
County of Cook) SS.

REAL ESTATE TRANSFER TAX		27-Sep-2023
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
14-28-308-028-1030 20230901632942 1-941-783-504		

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Julie Hamman is personally known to me to be the same persons whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged she signed, sealed and delivered the said instruments as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Give under my hand and official seal on September 15th, 2023





Notary Public

My commission Expires: 10.22.2024

This instrument was prepared by: William F. Fitzpatrick, Fitzpatrick Law Firm, 11011 S. Kedzie Ave., Chicago, IL 60655

MAIL TO:
Fitzpatrick Law Firm
William F. Fitzpatrick
11011 S. Kedzie Ave.
Chicago, IL 60655

SEND SUBSEQUENT TAX BILLS TO:
Michael Hirsch
2700 N. Hampden Ct., Unit 10D
Chicago, IL 60614

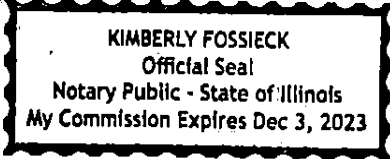
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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed assignment of beneficial interest in land trust is either a. natural person, and 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 Sept. 15, 20 23 Signature: *Julie Harmon*
Grantor or Agent

Subscribed and sworn to before
Me by the said GRANTOR
this 15th day of September,
20 23.

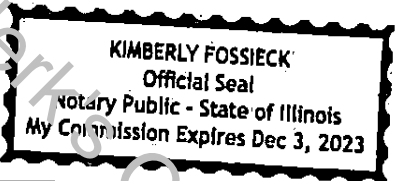


NOTARY PUBLIC *Kim Fossieck*

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 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.

Date 9-15, 20 23 Signature: *Mide Herach*
Grantee or Agent

Subscribed and sworn to before
Me by the said GRANTEE
This 15th day of September,
20 23.



NOTARY PUBLIC *Kim Fossieck*

NOTE: Any person who knowingly submits a false statement concerning the identity of 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.)