

UNOFFICIAL COPY

a/g
236ND731004SK

Doc#: 2329728101 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 10/24/2023 12:20 PM Pg: 1 of 5

QUIT CLAIM DEED

Prepared by and to be returned to:

Nazar Kashuba, Esq.
HT Law LLC
444. N. Wabash Ave., Suite 210
Chicago, Illinois 60611
Tel: 312.957.8991
nk@htclawllc.com

Dec ID 20231001652998
ST/CO Stamp 0-960-830-416

THE GRANTOR(s), **CHICAGLAND 84 LLC- 26 22106 LUELLA, PROTECTED SERIES**, an Illinois series limited liability company created and existing under and by virtue of the laws of the State of Illinois and duly authorized to do business in the State of Illinois, for and in consideration of TEN (10) DOLLARS and other good and valuable consideration, receipt whereof is hereby acknowledged, does hereby CONVEYS and WARRANTS to THE GRANTEE, **SHILOH FITCH LLC**, an Illinois limited liability company created and existing under and by virtue of the laws of the State of Illinois and duly authorized to do business in the State of Illinois, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Property Index Number(s): 32-25-412-010-0000;

Address of Real Estate: 22106 Luella Ct., Oak Village, Illinois 60411.

SUBJECT TO: general real estate taxes not yet due and payable; covenants, conditions and restrictions of record; public and utility easements, if any.

Dated this ^{4th} 22nd day of ^{October} September, 2023.

CHICAGLAND 84 LLC- 26 22106 LUELLA, PROTECTED SERIES, an Illinois series limited liability company

By: Carolyn Gregory
Carolyn Gregory, Its Manager

UNOFFICIAL COPY

Exhibit A

Legal Description

LOT 285 IN INDIAN HILL SUBDIVISION UNIT #2, BEING A SUBDIVISION OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 25, TOWNSHIP 35 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 29, 1957, AS DOCUMENT 16999094, IN BOOK 500 OF PLATS PAGES 4 AND 5, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

UNOFFICIAL COPY

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 and hold title to real estate under the laws of the State of Illinois.

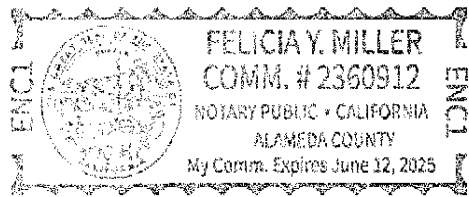
Dated: ²⁰ October 4, 2023
~~September 22, 2023.~~

Signature: *Carolyn Gregory*

Subscribed and sworn to before me

by the said Carolyn Gregory
this 4 day of October 2023

Notary Public *[Signature]*



The Grantee 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 and hold title to real estate under the laws of the State of Illinois.

Dated: ²⁰ October 4, 2023
~~September 22, 2023.~~

Signature: *Carolyn Gregory*

Subscribed and sworn to before me by the

by the said Carolyn Gregory
this 4 day of October 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.)

UNOFFICIAL COPY

Mail Tax bills to:

SHILOH FITCH, LLC

3225 MCLEOD DRIVE, SUITE 100

LAS VEGAS, NV 89121

Exempt Under Provisions of Paragraph E
Section 4, Real Estate Transfer Tax Act.

10/5/23
Date


Buyer, Seller Representative

Property of Cook County Clerk's Office