

# UNOFFICIAL COPY

Doc#: 2334133062 Fee: \$107.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 12/07/2023 09:52 AM Pg: 1 of 4

Dec ID 20231101685168

City Stamp 1-247-444-944

## QUIT CLAIM DEED ILLINOIS STATUTORY

### THE GRANTOR (NAME AND ADDRESS)

Larry Morris  
4335 West 21st Street  
Chicago, IL 60623

(The Above Space for Recorder's Use Only)

THE GRANTOR, Larry D. Morris, Jr., a single man, of 4335 West 21st Street, Chicago, IL 60623, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS AND QUIT CLAIMS to **ELI MORRIS CONSULTANT, LLC**, of 3842 W. Cermak Rd., Chicago, IL 60623, an Illinois Limited Liability Company authorized to do business in the State of Illinois, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

**UNIT 2W IN THE CHRISTIANA PLACE CONDOMINIUM AS DELINEATED ON A SURVEY OF A PORTION OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOT 38 IN BLOCK 4 IN PRESCOTT'S DOUGLAS PARK ADDITION TO CHICAGO, IN SECTION 23, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AUGUST 25, 2004 AS DOCUMENT NO. 0423810038, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.**

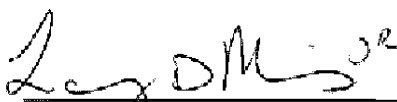
Permanent Index Numbers: 16-23-227-045-1002

Property Address: 1527 South Christiana Ave., #2W, Chicago, IL 60623

THIS IS NOT HOMESTEAD PROPERTY.

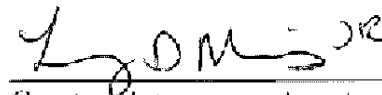
**SUBJECT TO:** General taxes not yet due and payable, covenants, conditions and restrictions of record, building lines and easements, if any.

Dated this 14 day of November, 2023.



Larry D. Morris, Jr.

EXEMPT UNDER THE  
PROVISIONS OF PARAGRAPH  
200, SECTION 31-45(F),  
ILLINOIS PROPERTY TAX CODE.



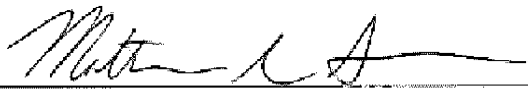
Grantor, Attorney or Agent

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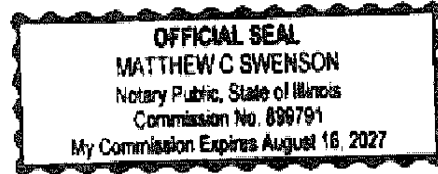
STATE OF ILLINOIS                    )  
  ) SS,  
COUNTY OF COOK                    )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Larry D. Morris Jr., 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 he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 14 day of November, 2023.

  
\_\_\_\_\_  
Notary Public

THIS INSTRUMENT PREPARED BY  
Matthew C. Swenson  
Emerson Law Firm, LLC  
715 Lake Street, Suite 420  
Oak Park, IL 60301



GRANTEE ADDRESS /  
MAIL TO:

Eli Morris Consultant, LLC  
c/o Larry D. Morris Jr.  
4335 West 21st Street  
Chicago, IL 60623


SEND SUBSEQUENT TAX BILLS TO:  
(NAME AND ADDRESS OF TAXPAYER)

Eli Morris Consultant, LLC  
c/o Larry D. Morris Jr.  
4335 West 21st Street  
Chicago, IL 60623

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**MUNICIPAL TRANSFER STAMP**  
(If Required)

**COUNTY/ILLINOIS TRANSFER STAMP**  
(If Required)

REAL ESTATE TRANSFER TAX	04-Dec-2023
 CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

16-23-227-045-1002 | 20231101685168 | 1-247-444-944

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

Property of Cook County Clerk's Office

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## STATEMENT OF GRANTOR/GRANTEE

The grantor or their agent affirms that, to the best of their 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 Nov 14, 23 Signature: [Signature]  
Grantor or Agent

Subscribed and sworn to before me by said person this 14 day of November, 2023.

[Signature]  
Notary Public



The grantee or their agent affirms that, to the best of their 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 Nov 14, 23 Signature: [Signature]  
Grantee or Agent

Subscribed and sworn to before me by said person this 14 day of November, 2023.

[Signature]  
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 of a Class A. misdemeanor for subsequent offenses.

(Attach to deed or AB) to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.