

# UNOFFICIAL COPY



Doc# 2401810024 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 01/18/2024 02:38 PM PG: 1 OF 3

## QUIT CLAIM DEED

Name and Address of Taxpayer:

**J 63 LLC**  
**1420 W Longwood Dr.**  
**Bull Valley, IL 60098**

*Above Space for Recorder's Use Only*

**THE GRANTOR(S)**, JAMES JEON, MARRIED, AND MILES JEON, UNMARRIED, for and in consideration of the sum of Ten Dollars (\$10.00), receipt whereof is hereby acknowledged, CONVEY(S) and QUIT CLAIM(S) to

**J 63 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 transact business in the State of Illinois, Currently Maintaining Office at 1420 W Longwood Dr., Bull Valley, IL 60098 and pursuant to the authority given by the Members and Managers of said LLC, 100% of the Grantor(s) interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

UNIT NUMBER J-1 IN THE LINCOLN PARK TERRACE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOTS 31-34, INCLUSIVE, IN BLOCK 11 IN CANAL TRUSTEES SUBDIVISION IN SECTION 33, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0420345087, AND AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS

And said Grantor(s) hereby expressly waive(s) and release(s) any and all rights or benefits under and by virtue of any and all statutes of the State of Illinois, providing the exemption of homesteads from sale on execution or otherwise.

**Property Address:** 2241 N Lincoln Ave, Unit 1A, Chicago, IL 60614

**PIN:** 14-33-110-048-1028

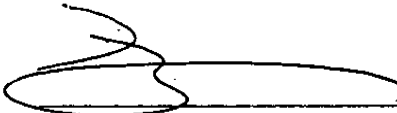
TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes herein and in said trust agreement set forth.

Subject Only to: general taxes not due and payable at the time of transfer, covenants, conditions, and restrictions of record, building lines and easements, if any.

THIS IS NOT HOMESTEAD PROPERTY

# UNOFFICIAL COPY

IN WITNESS WHEREOF, the said Grantor has executed This Quit Claim Deed on this 20<sup>th</sup> day of December, 2023.


  
\_\_\_\_\_  
JAMES JEON

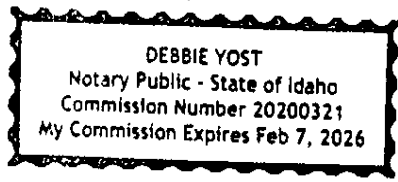
  
\_\_\_\_\_  
MILES JEON

STATE OF Idaho  
COUNTY OF Bonner } SS.

I, Debbie Yost, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT JAMES JEON AND MILES JEON, personally known to me or have proved based on satisfactory evidence to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal this December 20, 2023

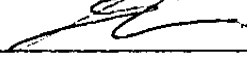
  
\_\_\_\_\_  
Notary Public





EXEMPT UNDER PROVISIONS OF PARAGRAPH  
E SECTION  
31 - 45,

REAL ESTATE TRANSFER TAX LAW


DATE: 12/20/23

  
\_\_\_\_\_  
Signature of Buyer, Seller or Representative

Prepared By and After Recording Mail To:  
Law Offices of Elina Golod, Ltd.  
1016 W Madison St, Unit 1C  
Chicago, Illinois 60607

REAL ESTATE TRANSFER TAX		18-Jan-2024
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

14-33-110-048-1028 | 20240101613655 | 1-042-814-000

REAL ESTATE TRANSFER TAX		18-Jan-2024
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

14-33-110-048-1028 | 20240101613655 | 2-096-206-896  
\* Total does not include any applicable penalty or interest due.

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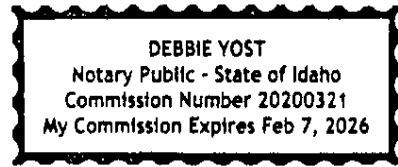
## STATEMENT BY GRANTOR AND GRANTEE

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 a 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 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 December 20, 2023

Signature [Signature]  
Grantor or Agent

SUBSCRIBED AND SWORN TO BEFORE ME BY THE SAID GRANTOR OR AGENT THIS 20 DAY OF December, 2023.



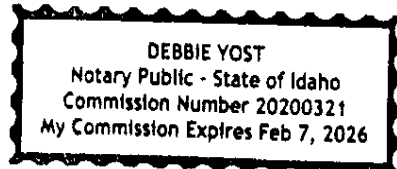
NOTARY PUBLIC Debbie Yost

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

Dated December 20, 2023

Signature [Signature]  
Grantee or Agent

SUBSCRIBED AND SWORN TO BEFORE ME BY THE SAID GRANTOR OR AGENT THIS 20 DAY OF December, 2023.



NOTARY PUBLIC Debbie Yost

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.