

# UNOFFICIAL COPY

## QUIT CLAIM DEED

THIS INDENTURE, made this 29<sup>th</sup> day of January 2024, by Jeffrey J. Sciortino, a single person, of the City of Chicago, State of Illinois, County of Cook, Grantor, and:

Jeffrey J. Sciortino, as trustee of The Jeffrey J. Sciortino Living Trust, Grantee.

WITNESSETH, that the Grantor, for and in consideration of, the sum

of Ten (\$10.00) Dollars, in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, conveys and quit claims to Jeffrey J. Sciortino, as trustee of The Jeffrey J. Sciortino Living Trust, all of the following described real estate, situated in the County of Cook and State of Illinois, known and described as follows:

Unit 924-1S in 918 West Ainslie Condominiums, as Delineated on a Survey of the following described tract of land:

LOTS 20 & 21 IN BLOCK 2 IN GEORGE F. SPOFF'S SUBDIVISION OF BLOCK 4 IN CORNARROE'S RESUBDIVISION OF THAT PART OF ARGYLE LYING SOUTH OF CENTER LINE OF ARGYLE STREET IN SOUTHEAST FRACTIONAL ¼ OF SECTION 8, TOWNSHIP 40 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 OWNERSHIP RECORDED AS DOCUMENT NO. 0514403088, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, AS AMENDED FROM TIME TO TIME, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 14-08-413-021-0000  
Address of Real Estate: 924 West Ainslie, Unit 1S, Chicago, Illinois 60640

Together with all and singular hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, unto the Grantee, either in law or in equity, of, in and to the above-described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises with the appurtenances, unto the Grantee, its heirs and assigns forever.

Grantor also hereby grants to the Grantee, its successors and assigns, as rights and easements appurtenant to the above-described real estate, the rights and easements for the benefit of said real estate set forth in the Declaration of Condominium Ownership and of Easements, Restrictions, Covenants and By-Laws for Condominium Association made the 18<sup>th</sup> day of May 2005 and recorded on May 24, 2005 in the Office of Recorder of Deeds of Cook County, Illinois, as Document No. 0514403088 (the "Declaration"). This Deed is subject to all rights, easements, covenants, restrictions and reservations contained in said Declaration the same as though the provision of said Declaration were recited and stipulated at length herein.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of

Doc#: 2406822323 Fee: \$107.00

KAREN A. YARBROUGH

COOK COUNTY CLERK'S OFFICE

Date 3/8/2024 1:45 PM Pg: 1 of 4

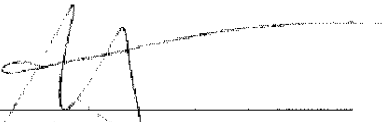
Dec ID 20240201644081

City Stamp 0-447-220-272 City Tax \$0.00

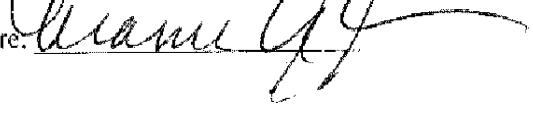
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Illinois. Subject to covenants, conditions, and restrictions of record and for general taxes for the year 2023 and subsequent years.

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal the day and year first above written.

  
\_\_\_\_\_  
Jeffrey J. Sciortino

Exempt under Real Estate Transfer Tax Law 35 ILCS/31-45  
sub par. E

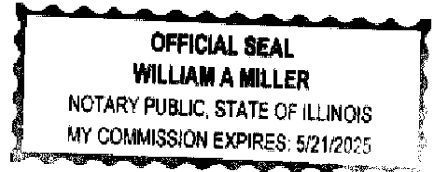
Date: 1/29/24 Signature: 

STATE OF ILLINOIS }  
                                  }  
COUNTY OF COOK }

I, William A. Miller, Notary Public, hereby certify that Jeffrey J. Sciortino personally known or proven to me to be the same person whose name is signed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed the instrument as his free and voluntary act, for the uses and purposes herein set forth.

Given under my hand and official seal this 29<sup>th</sup> day of January 2024.

  
\_\_\_\_\_  
NOTARY PUBLIC



SEAL

Prepared by:  
William A. Miller & Associates  
645 North Michigan  
Suite 435  
Chicago, Illinois 60611

Send Recorded Instrument and Tax Bills to:  
Jeffrey J. Sciortino  
2520 North Maplewood Avenue  
Chicago, Illinois 60617

PROPERTY OF COOK COUNTY CLERK'S OFFICE

# UNOFFICIAL COPY

**MUNICIPAL TRANSFER STAMP**  
(If Required)

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

<b>REAL ESTATE TRANSFER TAX</b>	01-Mar-2024
CHICAGO:	0.00
CTA:	0.00
<b>TOTAL:</b>	0.00 *



14-08-413-021-0000 | 20240201644081 | 0-447-220-272

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

Property of Cook County Clerk's Office

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## GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE

AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

### GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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 another 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: 2/1/2024

SIGNATURE: [Signature]  
GRANTOR or AGENT

**GRANTOR NOTARY SECTION:** The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public:

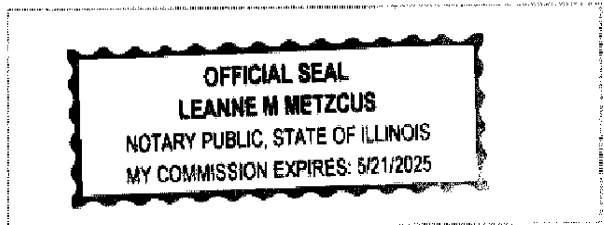
Leanne M Metzcus

By the said (Name of Grantor): William A. Miller

On this date of: 2/1/2024

NOTARY SIGNATURE: [Signature]

AFFIX NOTARY STAMP BELOW



### GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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: 2/1/2024

SIGNATURE: [Signature]  
GRANTEE or AGENT

**GRANTEE NOTARY SECTION:** The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public:

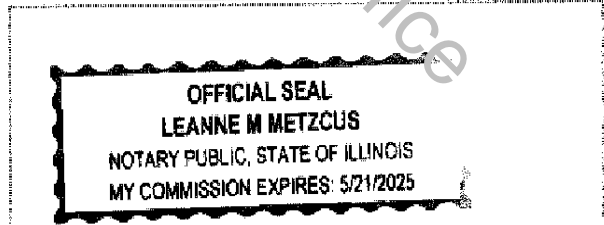
Leanne M Metzcus

By the said (Name of Grantee): William A. Miller

On this date of: 2/1/2024

NOTARY SIGNATURE: [Signature]

AFFIX NOTARY STAMP BELOW



### CRIMINAL LIABILITY NOTICE

Pursuant to Section **55 ILCS 5/3-5020(b)(2)**, 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 provisions of the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**