0010140726

9346/0144 51 001 Page 1 of 3
2001-02-22 14:27:49
Cook County Recorder 25.50

0010140726

QUIT CLAIM DEED — STATUTORY

THE GRANTORS, Helen P. Koulos, a widow not since remarried, of the Village of Mount Prospect, in Cook County, Illinois, and John P. Koulos, a never-married man, of the City of New York ~~Riverdale~~, in Riverdale County, New York, for and in consideration of Ten and no/100 Dollars ($10.00), and other good and valuable consideration in hand paid, CONVEY and QUIT CLAIM to:

JOHN P. KOULOS
3777 Independence Avenue, Apt. 8L
Riverdale, NY 10463

(Above space for Recorder's use only)

as to an undivided forty-nine percent (49%) interest, the following described Real Estate situated in Cook County, Illinois, to wit:

PARCEL 1: UNIT 411 IN THE VAIL AVENUE CONDOMINIUM AS DELINEATED ON A SURVEY OF PART OF THE FOLLOWING DESCRIBED REAL ESTATE: THAT PART OF THE WEST ½ OF THE SOUTHWEST ¼ OF SECTION 29, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF LOT 4 IN BLOCK 24 IN THE TOWN OF DUNTON BEING A SUBDIVISION OF THE WEST ½ OF THE SOUTHWEST ¼ OF SAID SECTION 29; THENCE NORTH 89 DEGREES 21 MINUTES 26 SECONDS WEST ALONG THE SOUTH LINE OF SAID BLOCK 24, 151.75 FEET; THENCE NORTH 00 DEGREES 38 MINUTES 34 SECONDS EAST, 265.17 FEET TO THE NORTH LINE OF SAID BLOCK 24; THENCE SOUTH 89 DEGREES 21 INUTES 53 SECONDS EAST ALONG THE NORTH LINE OF SAID BLOCK 24, 150.11 FEET TO THE NORTHEAST CORNER OF LOT 1 IN SAID BLOCK 24; THENCE SOUTH 00 DEGREES 17 MINUTES 22 SECONDS WEST ALONG THE EAST LINE OF SAID BLOCK 24, 265.20 FEET TO THE POINT OF BEGINNING; WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AUGUST 15, 2000 AS DOCUMENT NUMBER 00625338, AS AMENDED FROM TIME TO TIME TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS AS SET FORTH IN THE DECLARATION, AS AMENDED FROM TIME TO TIME, , ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF GARAGE SPACE P50 & P51, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION.

These premises are not the homestead of John P. Koulos.

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

Common Address: 44 N. Vail Avenue, #411, Arlington Heights, IL 60005

Real Estate Index Number: 03-29-340-001; 03-29-340-003; 03-29-340-004; 03-29-340-007; 03-29-340-008; 03-29-340-011; 03-29-340-019; 03-29-340-020

S4
$24.50
S4
MT
SR

DATED: 12/19/00

Helen P. Koulos
HELEN P. KOULOS

John P. Koulos
JOHN P. KOULOS

STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

I am a notary public for the County and State above. I certify that Helen P. Koulos, a widow not since remarried, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me on the date below and acknowledged that she signed and delivered the instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Dated: 12/19/2000

NOTARY PUBLIC

"OFFICIAL SEAL"
Michael A. Babiarz
Notary Public, State of Illinois
My Commission Expires Aug. 27, 2001

STATE OF NEW YORK)
) ss.
COUNTY OF New York)

I am a notary public for the County and State above. I certify that John P. Koulos, a never-married man, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me on the date below and acknowledged that he signed and delivered the instrument as his free and voluntary act, for the uses and purposes therein set forth.

Dated: December 19, 2000

Susan G. Fiske
NOTARY PUBLIC

SUSAN G FISKE
Notary Public, State of New York
No. 31-4983554
Qualified in New York County
Commission Expires July 1, 2001

NO TAXABLE CONSIDERATION:
Exempt under Real Estate Transfer Tax Act Section 4, Par. e
(Ill. Rev. Stat. ch 120, section 1004(e)) and Cook County
Ordinance 93104
Date 12/19/00 Signed Agent

This instrument was prepared by Michael A. Babiarz, *Attorney at Law*, 625 North Ct., Suite 230, Palatine, IL 60067

Mail To:
Michael A. Babiarz
Attorney at Law
625 North Ct., Suite 230
Palatine, IL 60067

Send Subsequent Tax Bills To:
Helen P. Koulos
44 N. Vail Avenue, #411
Arlington Heights, IL 60005

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

Dated 2/2, 2001

Signature: Laura M Bertram
Grantor or Agent

Subscribed and sworn to before me by the said Laura M Bertram this 2nd day of February, 2001
Notary Public

"OFFICIAL SEAL"
Michael A. Babiarz
Notary Public, State of Illinois
My Commission Expires Aug. 27, 2001

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 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 2/2, 2001

Signature: Laura M Bertram
Grantee or Agent

Subscribed and sworn to before me by the said Laura M Bertram this 2nd day of February, 2001
Notary Public

"OFFICIAL SEAL"
Michael A. Babiarz
Notary Public, State of Illinois
My Commission Expires Aug. 27, 2001

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.)

EUGENE "GENE" MOORE

RECORDER OF DEEDS / REGISTRAR OF TORRENS TITLES
COOK COUNTY, ILLINOIS