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This document prepared by
and after recording return to:

Hal R. Kessler, Esq.
Funkhouser Vegosen Liebman & Dunn Ltd.
55 W. Monroe, Suite 2410
Chicago, IL 60603



Doc#: 0519632149
Eugene "Gene" Moore Fee: \$32.50
Cook County Recorder of Deeds
Date: 07/15/2005 03:17 PM Pg: 1 of 5

QUIT CLAIM DEED Statutory (ILLINOIS)

THE GRANTORS, Yervant M. Boghossian and Varteni R. Boghossian, husband and wife, and Mardik Boghossian, a single person, never married, of the City of Chicago, County of Cook, State of Illinois for and in consideration of *Ten and No/100* (\$10.00) *Dollars*, and other good and valuable considerations in hand paid, CONVEY and QUIT CLAIM to:

Yervant M. Boghossian and Varteni R. Boghossian, husband and wife, having a mailing address of: 6429 North Oakley Avenue, Chicago, Illinois 60645, to wit:

All interest in the real estate and all improvements and appurtenances located thereon, situated in the County of Cook, City of Chicago, in the State of Illinois, and legally described below made a part hereof; and

Commonly known as: 6429 North Oakley Avenue, Chicago, Illinois 60645
PIN: 11-31-314-013-0000

LOT 24 IN BLOCK 6 IN DEVON-WESTERN ADDITION TO ROGERS PARK, A SUBDIVISION OF LOTS 1 TO 24 INCLUSIVE IN FABER'S SUBDIVISION OF THE SOUTH 6 CHAINS OF THE SOUTHWEST ¼ OF SECTION 31, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Mardik Boghossian hereby expressly releases and waives any and all rights he may have under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises not in Joint Tenancy or in Tenancy in Common, but in Tenancy by the Entirety forever.

IN WITNESS WHEREOF, the Grantors aforesaid has hereunto set their hand and seal as of this 5 day of June, 2005.

July

Yervant M. Boghossian (SEAL)
Yervant M. Boghossian

Varteni R. Boghossian (SEAL)
Varteni R. Boghossian

Mardik Boghossian (SEAL)
Mardik Boghossian

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State of Illinois)
) ss.
County of Cook)

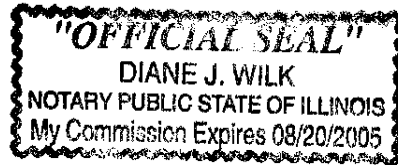
I, the undersigned, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY that Yervant M. Boghossian, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes herein set forth.

Given under my hand and official seal this 11th day of ~~June~~^{JULY}, 2005.

Diane J. Wilk
Notary Public

Commission expires: 8/20/05

State of Illinois)
) ss.
County of Cook)

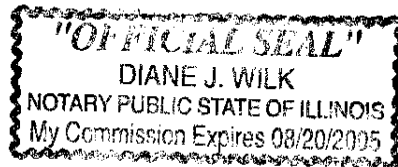


I, the undersigned, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY that Varteni R. Boghossian, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes herein set forth.

Given under my hand and official seal this 11th day of ~~June~~^{JULY}, 2005.

Diane J. Wilk
Notary Public

Commission expires: 8/20/05



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State of Illinois)
)
 County of Cook)

ss.

I, the undersigned, a Notary Public in and for said County in the State aforesaid, DO
 HEREBY CERTIFY that Mardik Boghossian, 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 herein set forth, including the release and waiver of the right of homestead.

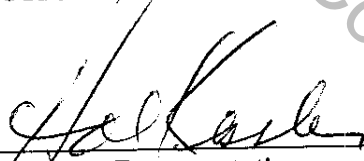
Given under my hand and official seal this _____ day of June, 2005.

 Notary Public

Commission expires: _____

**EXEMPT UNDER REAL ESTATE TRANSFER TAX
 ACT, SECTION 4, PARAGRAPH E**

**Tax Bills Mailed To:
 Yervant M. Boghossian
 6429 N. Oakley Ave.
 Chicago, Illinois 60645**



 Representative

DATE: 7/15/05

Property of Cook County Clerk's Office

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ALL PURPOSE ACKNOWLEDGMENT

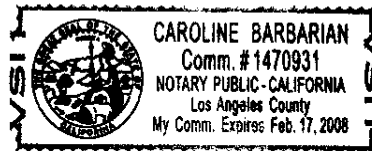
State of California }
County of Los Angeles } ss.

On 1-5-2005 before me, Caroline H. Ghazarian, a Notary Public, personally appeared, Mardik Beghossian, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Seal

Signature *Mardik Beghossian*



◆◆◆ COMPLETING THE FOLLOWING INFORMATION IS NOT LEGALLY MANDATED ◆◆◆

The information set forth below is an effort to protect members of the public, the Notary Public, or other officer from unauthorized use of this form. Please note: the capacity(ies) of the signers are NOT certified by the Notary Public or other officer and have not and will not be verified in any way by the Notary Public or other officer.

ATTENTION: THE IDENTIFIABLE ATTRIBUTES OF THE ATTACHED DOCUMENT ARE AS LISTED BELOW.

Type or Title of Document: Suit claim Dead Statutory (Illinois)
Date of Document: 1-5-05 Number of pages (including attached exhibits) 2
Name(s) of Creditable Witness(es), if any: _____

The Signer(s) claimed the following capacity(ies)

- Signatory's Name: Mardik Beghossian
- Individual
 - Corporate Officer: (Position) _____
 - Partner: (Limited) (General) _____
 - L.L.C.: (Position) _____
 - Trustee
 - Attorney in Fact
 - Conservator
 - Guardian
 - Other: _____



THUMBPRINT: Identify below only if the print is OTHER THAN RIGHT thumbprint of the signer: _____

- Signatory's Name: _____
- Individual
 - Corporate Officer: (Position) _____
 - Partner: (Limited) (General) _____
 - L.L.C.: (Position) _____
 - Trustee
 - Attorney in Fact
 - Conservator
 - Guardian
 - Other: _____



THUMBPRINT: Identify below only if the print is OTHER THAN RIGHT thumbprint of the signer: _____

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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 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 July 15, 2005

Signature: _____

Hal Kessler
Grantor or Agent
OFFICIAL SEAL
STUART W RATHJE
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES: 04/23/08

Subscribed and sworn to before me
by the said Hal P. Kessler
this 15th day of July, 2005
Notary Public Stuart W Rathje

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 July 15, 2005

Signature: _____

Hal Kessler
Grantee or Agent
OFFICIAL SEAL
STUART W RATHJE
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES: 04/23/08

Subscribed and sworn to before me
by the said Hal P. Kessler
this 15th day of July, 2005
Notary Public Stuart W Rathje

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.

(Attached 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.)

Revised 10/02-cp



EUGENE "GENE" MOORE

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