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Doc#: 1307015049 Fee: \$48.25
Karen A. Yarbrough RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/11/2013 02:33 PM Pg: 1 of 5

Record 316

When Recorded Return To:
Indecomm Global Services
2925 Country Drive
St. Paul, MN 55117
78354565

After Recording Return to:
TITLE SOURCE
Attn: RECORDING TEAM
1450 W. LONG LAKE RD., SUITE 400
TROY, MI 48068
File No. 56628776

Name & Address of Taxpayer:
LESLEY J.C. COWAN AND EDEN TAKHSH
1765 WEST ALTGELD STREET, UNIT B
CHICAGO, IL 60614

Tax ID No.: 10-15-126-033-1020

QUIT CLAIM DEED

③ 56628776-1485435

STATE OF ILLINOIS
COUNTY OF COOK

THIS INDENTURE made and entered into on this 27th day of September, 2012, by and between LESLEY J.C. COWAN, A MARRIED WOMAN, JOINED BY HER SPOUSE EDEN TAKHSH, mailing address of 1765 WEST ALTGELD STREET, UNIT B, CHICAGO, IL 60614, hereinafter referred to as Grantor(s) and LESLEY J.C. COWAN, NOT INDIVIDUALLY BUT AS TRUSTEE OF THE LESLEY J.C. COWAN TRUST DATED DECEMBER 17, 2003, mailing address of 1765 WEST ALTGELD STREET, UNIT B, CHICAGO, IL 60614, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantors, for and in consideration of the sum of ONE and NO/100 (\$1.00) DOLLAR, cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, have this day remise, release, quitclaim, grant, sell, and convey to the said Grantee following described real estate located in COOK County, ILLINOIS:

SEE ATTACHED EXHIBIT "A"

Also known as: 9200 NILES CENTER ROAD UNIT 405, SKOKIE, IL 60076
Property Tax ID No.: 10-15-126-033-1020
SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD.

Prior instrument reference: _____, Recorded: _____

TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee and unto Grantee's heirs, administrators, successors or assigns, forever in FEE SIMPLE.

Lc

S y
P 5
S N
M N
SC y
E y
INT 97

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And that said conveyance does not render the grantor insolvent nor is it for the purpose of defrauding any of grantor's creditors.

AFFIX TRANSFER TAX STAMP

OR

"Exempt under provisions of Paragraph e"

Section 31.05, Real Estate Transfer Tax Act

[Signature]

Date Buyer, Seller or Representative

9/28/12

Assessor's parcel No. 10-15-126-033-1020

IN WITNESS WHEREOF, the said Grantors have hereunto set their hands and seals on this the day and year first above written.

[Signature]
LESLEY J.C. COWAN

[Signature]
EDEN TAKHSH

STATE OF Illinois
COUNTY OF Cook

I, THE UNDERSIGNED, A NOTARY PUBLIC IN AND ON SAID COUNTY, IN THE STATE AFORESAID, DO HEREBY CERTIFY THAT Lesley J.C. Cowan & Eden Takhs IS PERSONALLY KNOWN TO ME TO BE THE SAME PERSON 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 SAID INSTRUMENT AS HIS/HER/THEIR FREE AND VOLUNTARY ACT, FOR THE PURPOSES THEREIN SET FORTH, INCLUDING THE RELEASE AND WAIVER OF THE RIGHT OF HOMESTEAD.

GIVEN UNDER MY HAND AND NOTARIAL SEAL, THIS 27th DAY OF September, 2012

[Signature]
NOTARY PUBLIC
MY COMMISSION EXPIRES



STATE OF Illinois
COUNTY OF Cook

I, THE UNDERSIGNED, A NOTARY PUBLIC IN AND ON SAID COUNTY, IN THE STATE AFORESAID, DO HEREBY CERTIFY THAT Lesley J.C. Cowan & Eden Takhs IS PERSONALLY KNOWN TO ME TO BE THE SAME PERSON 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 SAID INSTRUMENT AS HIS/HER/THEIR FREE AND VOLUNTARY ACT, FOR THE PURPOSES THEREIN SET FORTH, INCLUDING THE RELEASE AND WAIVER OF THE RIGHT OF HOMESTEAD.

GIVEN UNDER MY HAND AND NOTARIAL SEAL, THIS 27th DAY OF September, 2012

[Signature]
NOTARY PUBLIC



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MUNICIPAL TRANSFER STAMP (If Required) COOK COUNTY/ILLINOIS TRANSFER STAMP

VILLAGE OF SKOKIE, ILLINOIS
Economic Development Tax
Village Code Chapter 98
EXEMPT Transaction
Skokie Office 02/21/13

Name & Address of Preparer:

FRANK P. JEC, Esq.
8940 Main Street
Clarence, NY 14031

Property of Cook County Clerk's Office

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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 September 27, 2012

Signature: [Signature]
Grantor or Agent TRUSTEE

[Signature]

Subscribed and sworn to before me

By the said Grantor's
This 27th day of September, 2012
Notary Public [Signature]



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

Dated September 27, 2012

Signature: [Signature]
Grantee or Agent TRUSTEE

Subscribed and sworn to before me

By the said Grantee
This 27th day of September, 2012
Notary Public [Signature]



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 offense.

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

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EXHIBIT A - LEGAL DESCRIPTION

Tax Id Number(s): 10-15-126-033-1020

Land Situated in the Village of Skokie in the County of Cook in the State of IL

The real estate described as follows, which is not homestead property of Grantor or spouse.

UNIT NUMBER 405 IN TIFFANY NORTH CONDOMINIUM, AS DELINEATED ON SURVEY OF LOTS 13 AND 14 IN BLOCK 1 IN DEVONSHIRE HIGHLANDS "L" SUBDIVISION OF LOTS 5, 6 AND 7, IN PARTITION BETWEEN HEIRS OF MICHAEL DIEDERICH OF PART OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 15, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM MADE BY PIONEER TRUST AND SAVINGS BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED AUGUST 29, 1973 AND KNOWN AS TRUST NUMBER 18699, RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT 24006443, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COCK COUNTY, ILLINOIS.

ADDRESS: 9200 Niles Center Road unit 405, Skokie, IL 60076

Commonly known as: 9200 NILES CENTER RD 405 405, SKOKIE, IL 60076



U03448740

1371 1/25/2013 78354565/3