

UNOFFICIAL COPY

This Instrument Prepared by:

Timothy P. McHugh, LTD
Attorney
360 W. Butterfield #300
Elmhurst, IL 60126



Doc#: 1401413005 Fee: \$46.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 01/14/2014 08:39 AM Pg: 1 of 5

Return To & Mail Tax

Statements To:

Raymond Kolia
25 Carey Ln
Streamwood, IL 60107

Return To:
LSE-LPS 175 88360
East Recording Solutions
100 Cherrington Park
Naperville, IL 60563

This space for recording information only

QUITCLAIM DEED

Tax Exempt under 35 ILCS 200/31-45(e)

By:

RAYMOND KOLIA

11-29-13

Date

GRANTORS,

RAYMOND KOLIA, a married man, who acquired title as an unmarried man, herein joined by his spouse FIONA KOLIA
25 Carey Ln
Streamwood, IL 60107

for and in consideration of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration in hand paid, CONVEY AND WARRANT TO

GRANTEE,

RAYMOND KOLIA, a married man
25 Carey Ln
Streamwood, IL 60107

the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:


**LEGAL DESCRIPTION
SEE COMPLETE LEGAL ATTACHED AS EXHIBIT "A"**

PIN: 06-14-424-023
Street Address: 25 Carey Ln, Streamwood, IL 60107

5

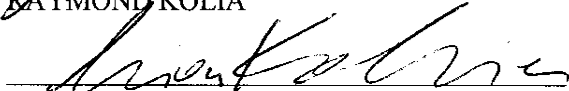
UNOFFICIAL COPY

IN TESTIMONY WHEREOF, witness the signatures of the Grantors on the date first written above.



RAYMOND KOLIA

11-29-13
DATE



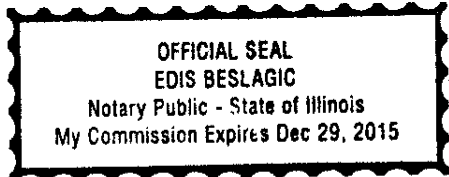
FIONA KOLIA

11/29/13
DATE

State of Illinois

County of COOK

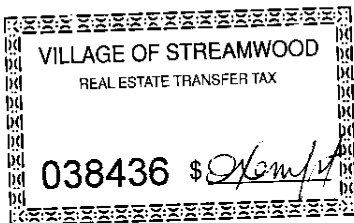
I hereby certify that the foregoing deed and consideration statement acknowledged and sworn before me this _____, RAYMOND KOLIA and FIONA KOLIA, who are personally known to me or and who signed this instrument willingly.





NOTARY SIGNATURE

No title search was performed on the subject property by the preparer. The preparer of this deed makes no representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantors/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.



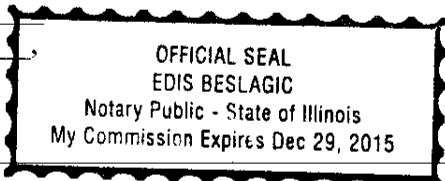
UNOFFICIAL COPY

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

Dated 11-29, 2013 Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before
Me by the said GRANTOR
this 29th day of NOVEMBER,
2013.

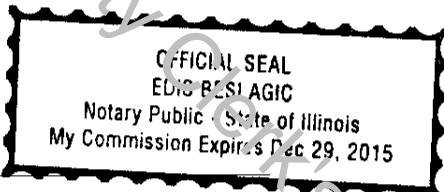


NOTARY PUBLIC [Signature]

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 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.

Date 11-29, 2013 Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before
Me by the said GRANTEE
This 29th day of NOVEMBER,
2013.



NOTARY PUBLIC [Signature]

NOTE: Any person who knowingly submits a false statement concerning the identity of 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 Section 4 of the Illinois Real Estate Transfer Tax Act.)

UNOFFICIAL COPY

AFFIDAVIT - PLAT ACT RECORDER OF COOK COUNTY

STATE OF ILLINOIS)
)ss
COUNTY OF COOK)

Affiant, Raymond Kolia, being duly sworn on oath, states that he resides at 25 Carey Ln Streamwood IL 60107. That the attached deed is not in violation of 765 ILCS 205/1 for one of the following reasons:

1. The sale or exchange is of an entire tract of land not being a part of a larger tract of land
2. The division or subdivision of the land is into parcels or tracts of five acres or more of size, which does not involve any new streets, or easements of access.
3. The division is of lots or blocks of less than one acre in any recorded subdivision, which does not involve any new streets or easements of access.
4. The sale or exchange of land is between owners of adjoining and contiguous land.
5. The conveyance is of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
6. The conveyance is of land owned by a railroad or other public utility, which does not involve any new streets or easements of access.
7. The conveyance is of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
8. The conveyance is made to correct descriptions in prior conveyances.
9. The sale or exchange is of parcels or tracts of land following the division into no more than two parts of a particular parcel or tract of land existing on July 17, 1959, and not involving any new streets or easements of access.
10. The sale is of a single lot of less than five acres from a larger tract, the dimensions and configurations of said larger tract having been determined by the dimensions and configurations of said larger tract on October 1, 1973, and no sale prior to this sale, or any lot or lots from said larger tract having taken place since October 1, 1973, and a survey of said single lot having been made by a registered land surveyor.

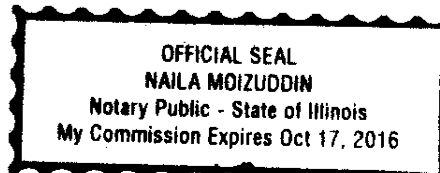
CIRCLE THE NUMBER OF ALL APPLICABLE STATEMENTS ABOVE.

Affiant further states that he makes this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording, and that all local requirements applicable to the subdivision of land are met by the attached deed and the tract described therein.

By: [Signature]

SUBSCRIBED AND SWORN to before me this 3 day of December, 2013.

Naila Moizuddin
Notary Public
My commission expires: 10/17/2016



UNOFFICIAL COPY

EXHIBIT "A"

LOT 70 IN TIFFANY PLACE UNIT 2, BEING A SUBDIVISION OF PART OF THE SOUTHWEST 1/4 AND PART OF THE SOUTHEAST 1/4 OF SECTION 14, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT RECORDED SEPTEMBER 17, 1987 AS DOCUMENT NUMBER 87-511645, IN COOK COUNTY, ILLINOIS.

Assessor's Parcel No: 06-14-424-023

Property of Cook County Clerk's Office