

UNOFFICIAL COPY

QUIT CLAIM DEED

THE GRANTOR(S):

Mladen Kuljanin, a(n) married person for and in consideration of Ten Dollars and 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) AND QUIT CLAIM(S) to



Doc#: 1403556066 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 02/04/2014 01:28 PM Pg: 1 of 4

Mladen Kuljanin a(n) married person, as to an undivided 50% interest, and Goran Donev, a married person, as to an undivided 50% interest

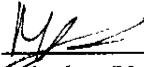
As Tenants in Common and not as Joint Tenants, nor as Tenants by the Entirety the following described Real Estate in County of Cook in the State of Illinois, to wit:

(SEE ATTACHED LEGAL DESCRIPTION)

Title shall be conveyed subject only to general taxes not yet due and payable and subsequent years; building lines and building and liquor restrictions of record; zoning and building laws and ordinances; private, public and utility easements; covenants and restrictions of record as to use and occupancy; party wall rights and agreements, if any, existing leases and tenancies in real estate with multiple units, hereby releasing and waiving all rights under by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises as Tenants in Common and not as Tenants by the Entirety nor as Joint Tenants FOREVER. This is not Homestead property as to Grantor nor Grantees.

Permanent Real Estate Index Number(s): 13-27-108-005-0000
Address(es) of Real Estate: 3049 N. Cicero, Chicago, IL 60641

Dated this 4th Day of October, 2013.


_____ (SEAL)
Mladen Kuljanin

Mail to:
Goran Donev
8906 N. Elmore
Lincolnwood, IL 60712

Send subsequent tax bills to:
Mladen Kuljanin
3049 N. Cicero Ave
Chicago, IL 60641

Prepared By: Berg, Berg & Pandev P.C., 5215 Old Orchard Road, Suite 220, Skokie, Illinois 60077

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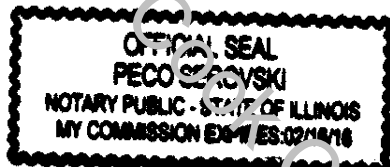
STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Mladen Kuljanin, is/are personally known to me to be the same person(s) 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 the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of right of homestead.

Given under my hand and official seal, this 4th day of October, 2013.

Peco Serowicki
Notary Public

Commission Expires: February 16th, 2016



Exempt under provisions of Cook County transfer tax ordinance.

Exempt under provisions of Paragraph E, Section 4, Real Estate Transfer Tax Act.

Date: October 4th, 2013

Date: October 4th, 2013

Cook County Clerk's Office

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LEGAL DESCRIPTION

LOT 244 IN KOESTER AND ZANDER'S SECTION LINE SUBDIVISION OF THE NORTHWEST ¼ OF THE NORTHWEST ¼ OF SECTION 27, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property Address: 3049 N. Cicero, Chicago, IL 60641
PIN#: 13-27-108-005-0000

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 February 3, 2014

Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me by the said VEERA PANDEV dated February 3, 2014



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 February 3, 2014

Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me by the said VEERA PANDEV dated February 3, 2014



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 offenses.

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

NOTE: LAND TRUSTEE IS NEITHER "GRANTEE OR AGENT" OF AN ASSIGNMENT OF BENEFICIAL INTEREST.