

# UNOFFICIAL COPY

FIDELITY NATIONAL TITLE



Doc#: 1404435103 Fee: \$44.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Affidavit Fee: \$2.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 02/13/2014 01:45 PM Pg: 1 of 4

## QUIT CLAIM DEED

THE GRANTOR(S), **FRANK W. MONDANE**, a married man  
of the City of Chicago, the County  
of Cook, State of Illinois, for and in  
consideration of Ten and 00/100 (\$10.00)  
and other good and valuable consideration  
in hand paid, **CONVEY and QUIT CLAIM**  
to **FRANK W. MONDANE and JOSEPH MAGNELLI**,  
as tenants in Common and not as joint tenants,  
of the City of Chicago, of the County of Cook,  
State of Illinois, the following described Real Estate  
situated in the County of Cook, in the State of Illinois, to wit.

### SEE ATTACHED LEGAL DESCRIPTION

**ADDRESS OF PROPERTY:** 3656 N. Osage Ave., Chicago, Illinois 60634  
**PERMANENT INDEX NUMBER:** 12-24-110-001-0000

TO HAVE AND TO HOLD said premises not as joint tenants but as tenants in common,  
forever.

Dated this 15 day of Dec 2013.

  
FRANK W. MONDANE

#### MAIL TO:

Napoleon P. Tarnaris, Esq.  
3701 Algonquin Road Suite 750  
Rolling Meadows, Illinois 60047

#### MAIL SUBSEQUENT TAX BILLS TO:

Frank Mondane  
3815 RFD  
Long Grove, Illinois 60047

REAL ESTATE TRANSFER 01/28/2014



CHICAGO: \$0.00  
CTA: \$0.00  
TOTAL: \$0.00

12-24-110-001-0000 | 20140101605146 | VP5UBE

REAL ESTATE TRANSFER 01/28/2014



COOK \$0.00  
ILLINOIS: \$0.00  
TOTAL: \$0.00

12-24-110-001-0000 | 20140101605146 | DWJ204

BOX 15

FIDELITY NATIONAL TITLE 5304170

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# UNOFFICIAL COPY

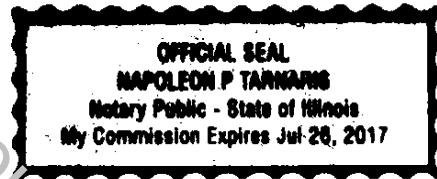
State of Illinois ) ss.  
County of Lake )

I, the undersigned, a Notary Public in and for said county, in the State aforesaid, DO HEREBY CERTIFY that **FRANK W. MONDANE**, 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 said instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 5 day of Dec 2013.

Commission expires

*Napoleon P Tarnaris*  
\_\_\_\_\_  
Notary Public



This instrument was prepared by:  
Napoleon P. Tarnaris, Esq.,  
3701 Algonquin Rd., Suite 750  
Rolling Meadows, Illinois 60008

Exempt under provisions of Paragraph  
E of the Uniform Real Estate  
Transfer Law

12-5-13  
Date  
*Napoleon P Tarnaris*  
Buyer, Seller or Representative

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## LEGAL DESCRIPTION

LOT 1 IN CAHILL'S EIGHTH ADDITION TO CHICAGO, BEING A SUBDIVISION IN THE NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 40 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

365<sup>1</sup>/<sub>2</sub> N. OSAGE, CHICAGO, ILL  
PIN: 12-24-110-001-0000

COOK COUNTY  
RECORDER OF DEEDS  
SCANNED BY \_\_\_\_\_

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 ILLINOIS.

Dated 1/28, 2014 SIGNATURE Napoleon Tan  
Grantor or Agent

Subscribed and sworn to before me by the said \_\_\_\_\_ this 28th day of Jan. 2014

Notary Public \_\_\_\_\_

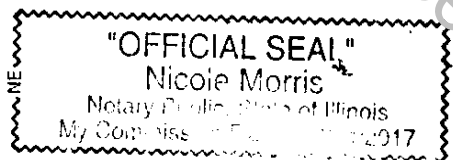


THE GRANTOR OR HIS AGENT AFFIRMS AND VERIFIES THAT THE NAME OF THE GRANTEES SHOWN ON THE DEED OR ASSIGNMENT OF BENEFICIAL INTEREST IN A LAND TRUST IS EITHER A NATURAL PERSON, AN ILLINOIS CORPORATION OR FOREIGN CORPORATION AUTHORIZED TO DO BUSINESS OR ACQUIRE AND HOLD TITLE TO REAL ESTATE IN ILLINOIS, 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 1/28, 2014 SIGNATURE Napoleon Tan  
Grantee or Agent

Subscribed and sworn to before me by the said \_\_\_\_\_ this 23 day of Jan. 2014

Notary Public \_\_\_\_\_



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

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