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Quit Claim DEED
ILLINOIS STATUTORY



Doc#: 1405939045 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 02/28/2014 11:31 AM Pg: 1 of 4

Property of Cook County Clerk's Office

THE GRANTOR(S), Pradeep Thapar and Seema Thapar, husband and wife, as Joint Tenants with the Right of Survivorship, of the Village of Oak Brook, County of DuPage, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Quit Claim to Praseem, LLC 6555414, an Illinois limited liability company, having its principal place of business at 108 Covington Court, Oak Brook, IL 60523 of the County of DuPage, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

THIS IS NON-HOMESTEAD PROPERTY

SUBJECT TO:

Covenants, conditions and restrictions of record, General taxes for the year 2013 and subsequent years.

Permanent Real Estate Index Number(s): 14-21-101-054-1462 & 14-21-101-054-2652
Address(es) of Real Estate: 655 West Irving Park Road, Unit 5414 & Garage Space A36, Chicago, IL 60613

Dated this 27th day of Dec, 2013

Pradeep Thapar
Pradeep Thapar

Seema Thapar
Seema Thapar

REAL ESTATE TRANSFER		02/27/2014
	CHICAGO:	\$0.00
	CTA:	\$0.00
	TOTAL:	\$0.00
14-21-101-054-2652 20140101606154 8ECM9P		

REAL ESTATE TRANSFER		02/28/2014
	COOK	\$0.00
	ILLINOIS:	\$0.00
	TOTAL:	\$0.00
14-21-101-054-2652 20140101606154 BABAKT		

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EXHIBIT "A"

LEGAL DESCRIPTION

PARCEL 1:

UNIT 5414 AND A-36 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN PARK PLACE TOWER I CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0011020878, AS AMENDED FROM TIME TO TIME, IN THE NORTHWEST ¼ OF SECTION 21, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PERMANENT REAL ESTATE INDEX NUMBERS:

14-21-101-054-1462 & 14-21-101-054-2652

ADDRESSES OF REAL ESTATE:

655 WEST IRVING PARK ROAD, UNIT 5414 & GARAGE SPACE A36, CHICAGO, ILLINOIS 60613

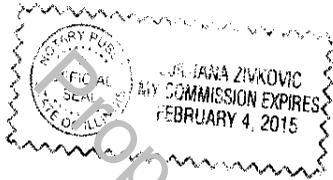
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STATE OF ILLINOIS, COUNTY OF _____ ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Pradeep Thapar and Seema Thapar, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 29th day of December, 2013.



J. Jana Zivkovic (Notary Public)

Prepared By: Stuart M. Sheldon, Esq.
1 E Wacker Drive, #2610
Chicago, IL 60601

Mail To:
Stuart M. Sheldon, Esq.
1 E Wacker Drive, #2610
Chicago, IL 60601

Name & Address of Taxpayer:
Praseem, LLC 6555414
108 Covington Court
Oak Brook, IL 60523

Exempt under provisions of Paragraph E,
Section 31-45, Property Tax Code.

Date: 12/ /2013

Stuart M. Sheldon
Grantor/Grantee/Agent

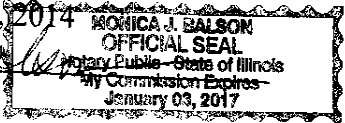
Property of Cook County Clerk's Office

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, or 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.

Signature: Stewart J. Balbon
Grantor/Agent

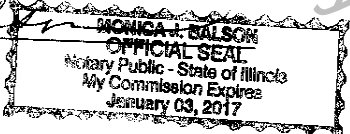
SUBSCRIBED and SWORN to before me this 31st day of January, 2014

Monica J. Balbon
Notary Public


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.

Signature: Stewart J. Balbon
Grantee/Agent

SUBSCRIBED and SWORN to before me this 31st day of January, 2014.

Monica J. Balbon
Notary Public


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 ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]