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QUIT CLAIM DEED



Doc#: 1410655014 Fee: \$42.25
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 04/16/2014 10:02 AM Pg: 1 of 2

Prepared by
ALEKSEY ILYUKHIN
1675 Hampshire Dr
ELK GROVE, IL 60007



The GRANTOR SVETLANA VAITKOUN, a married person, of the City of Schaumburg, County of Cook, State of Illinois for and in consideration of zero (0.00) dollars, and no cents in hand paid, CONVEY and WARRANT to SVETLANA VAITKOUN, a married person, twenty per cent (20%) and ALEKSEY ILYUKHIN, a married person, eighty per cent (80%) of the interest in the following described real estate situated in the County of Cook in the State of Illinois,

PARCEL 1:
UNIT 18-01 IN THE HIDDEN POND CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY: PART OF SECTION 34, TOWNSHIP 42 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT C TO THE DECLARATION OF CONDOMINIUM RECORDED FEBRUARY 19, 1993 AS DOCUMENT 93-117717 AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.
PARCEL 2:
EASEMENT FOR INGRESS AND EGRESS OVER THE COMMON AREAS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN DECLARATION OF EASEMENTS, RESTRICTIONS AND COVENANTS FOR HIDDEN POND HOMEOWNER'S ASSOCIATION RECORDED FEBRUARY 16, 1993 AS DOCUMENT 93-117759, IN COOK COUNTY, IL.

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

Property Address: 2636 Pirates Cove, Unit #1, Schaumburg, Illinois 60173
Real Estate Tax Number: 02-34-102-064-1157

Attorney/agent

To have and to hold the above described premises, with all the appurtenances thereto belonging, or otherwise appertaining unto Grantee, grantees heirs and assigns forever. Hereby releasing and waving all rights under and by virtue of the Homestead Exemption laws of the state of Illinois. To have and to hold said premises not in joint tenancy, but in tenancy in common forever.

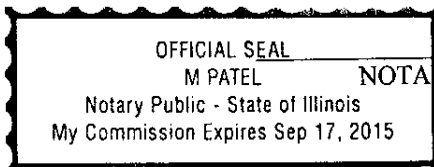
Dated this 15 day April 2014.

Svetlana Vaitkoun
Svetlana Vaitkoun

State of Illinois)
County of Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that SVETLANA VAITKOUN is personally known to me to be the same persons(s) whose names(s) is/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 to homestead. Given under my hand and official seal, the 15 day of April, 2014.

Commission expires 9-17-2015



M Patel

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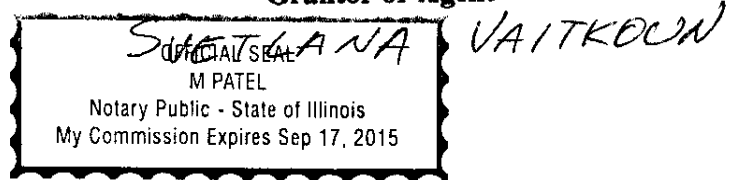
STATEMENT BY GRANTOR AND GRANTEE

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 April 15th, 2014

Signature: *Svetlana Vaitkoun*
Grantor or Agent

Subscribed and sworn to before me
By the said SVELANA VAITKOUN
This 15 day of April, 2014
Notary Public M Patel

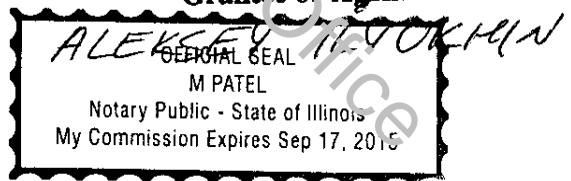


The **grantee** or his agent affirms and verifies that the name of the **grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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.

Date April 15, 2014

Signature: *Alexey Il'yukhin*
Grantee or Agent

Subscribed and sworn to before me
By the said ALEKSEY IL'YUKHIN
This 15 day of April, 2014
Notary Public M Patel



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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)