

# UNOFFICIAL COPY



Doc#: 1421849061 Fee: \$44.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Affidavit Fee: \$2.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 08/06/2014 10:44 AM Pg: 1 of 4

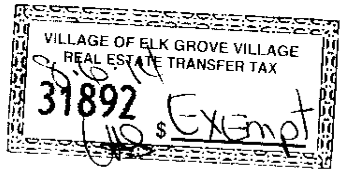
Recording requested by: \_\_\_\_\_  
When recorded, mail to: \_\_\_\_\_  
Name: \_\_\_\_\_  
Address: \_\_\_\_\_  
City/State/Zip: \_\_\_\_\_  
Property Tax Parcel/Account Number: 08-32-101-036-1032 60007

Space above reserved for use by Recorder's Office  
Document prepared by:  
Name LINDA M. BILANDZIC  
Address 805 LEICESTER #212  
City/State/Zip EIK GROVE, ILLINOIS

## Quitclaim Deed

This Quitclaim Deed is made on JULY 28, 2014, between  
GEORGE R. THOMAS, Grantor, of 805 LEICESTER #212  
EIK GROVE VILLAGE, City of ILLINOIS 60007,  
and LINDA M. BILANDZIC, Grantee, of 126 E. WING ST. BOX #260  
ARLINGTON HEIGHTS, City of ILLINOIS - mailing address  
George Thomas - Father At 805 Leicester #212, EIK Grove Village, Ill. 60007

For valuable consideration, the Grantor hereby quitclaims and transfers all right, title and interest held by the Grantor in the following described real estate and improvements to the Grantee, and his or her heirs and assigns, to have and hold forever, located at 805 LEICESTER #212, City of EIK GROVE VILLAGE, State of ILLINOIS 60007:



Exempt under Real Estate Transfer Tax Act 800 #  
Par. E & Cook County Ord. 85104 Par. E  
Date 8-6-14 Sign. Linda M. Bilandzic

Subject to all easements, rights of way, protective covenants, and mineral reservations of record, if any.  
Taxes for the tax year of \_\_\_\_\_ shall be prorated between the Grantor and Grantee as of the date of recording of this deed.

# UNOFFICIAL COPY

Dated: 7-28-2014

George R. Thomas  
Signature of Grantor

GEORGE R. THOMAS  
Name of Grantor

Marie Thomas  
Signature of Witness #1

Marie Thomas  
Printed Name of Witness #1

Katherine B. Olivo  
Signature of Witness #2

Katherine B. Olivo  
Printed Name of Witness #2

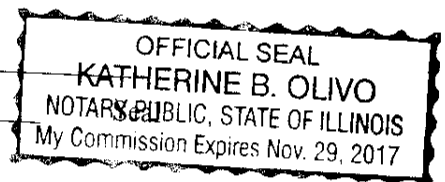
State of IL County of Cook

On July 29th, 2014, the Grantor, George R. Thomas,

personally came before me and, being duly sworn, did state and prove that he/she is the person described in the above document and that he/she signed the above document in my presence.

Katherine B. Olivo  
Notary Signature

Notary Public,  
In and for the County of Cook State of IL  
My commission expires: 11-29-17



Send all tax statements to Grantee.

**UNOFFICIAL COPY****EXHIBIT "A"**  
**UNIT LEGAL DESCRIPTION****PARCEL 1:**

UNIT B212 IN THE CHARDONNAY ON THE LAKE PHASE II CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PART OF LOT 1 IN VILLAGE ON THE LAKE SUBDIVISION, BEING A SUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF SECTION 29, AND PART OF THE NORTHWEST 1/4 OF SECTION 32, TOWNSHIP 41 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED TO EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 93149706 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

**PARCEL 2:**

THE EXCLUSIVE RIGHT TO THE USE OF P-7, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NO. 93149706, IN COOK COUNTY, ILLINOIS.

**PARCEL 3:**

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR THE PARK ORLEANS CONDOMINIUM UMBRELLA ASSOCIATION RECORDED AS DOCUMENT NO. 27044625.

SUBJECT TO: General real estate taxes for 1992 and subsequent years; the Illinois Condominium Act; the Condominium Declaration and all amendments and exhibits thereto; applicable zoning and building laws and ordinances; acts done or suffered by Purchaser or anyone claiming by, through or under Purchaser; easements, conditions, covenants, building lines and restrictions of record, leases and licenses affecting the Common Elements; and utility easements, if any.

Grantor also hereby grants to the Grantee, its successors and assigns, all rights and easements appurtenant to the above-described real estate, the rights and easements for the benefit of said property set forth in the Declaration of Condominium aforesaid, and Grantor reserves to itself, its successors and assigns, the rights and easements set forth in said Declaration for the benefit of the remaining property described herein.

This deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

Permanent Tax Number: Part of 08-32-101-023; 08-32-101-024; and 08-32-101-027  
Property Address: 805 Leicester Road, Unit No. B212, Elk Grove Village, Illinois 60007-1400

This Instrument Prepared By:

Leon J. Teichner, Esq.  
LEON J. TEICHNER & ASSOCIATES  
77 West Washington Street  
Suite 1620  
Chicago, Illinois 60602  
312/541-2822

93291687

# UNOFFICIAL COPY

## STATEMENT BY GRANTOR AND GRANTEE

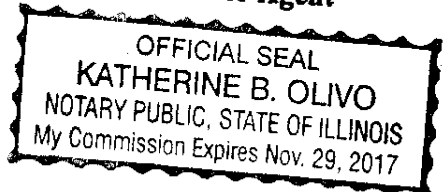
The Grantor or his agent affirms that, to the best of his knowledge, the name of the Grantee shown on the Deed of Assignment of Beneficial Interest in land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 July 29, 2014

Signature: George R. Thomas  
Grantor or Agent

Subscribed and sworn to before me

By the said  
This 29th day of July, 2014.  
Notary Public Katherine B. Olivo



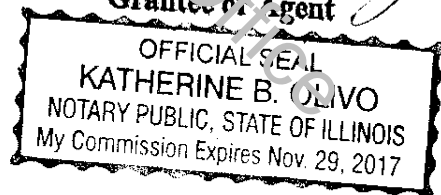
The Grantee or his Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 7-29-2014, 2014

Signature: Kendra M. Belandzi  
Grantee or Agent

Subscribed and sworn to before me

By the said  
This 29th day of July, 2014.  
Notary Public Katherine B. Olivo



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.)