

105

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QUIT CLAIM DEED

THE GRANTORS, RITESH PANWAR and SMITA SINGH, husband and wife,

Doc#: 1520150093 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/20/2015 02:56 PM Pg: 1 of 4

of the Village of Morton Grove, County of Cook, State of Illinois for the consideration of One Dollar (\$1.00) and other good and valuable consideration paid, to the grantee in hand paid, CONVEY and QUITCLAIM to RITESH PANWAR, not individually but as trustee of the RITESH PANWAR LIVING TRUST dated June 18, 2015 and SMITA SINGH, not individually but as trustee of the SMITA SINGH LIVING TRUST dated June 18, 2015, as tenants by the entirety, 306 Prairie Court, Morton Grove, Illinois, all interest in the following described real estate situated in Cook County, State of Illinois to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 10-19-103-011

Address(es) of Real Estate: 306 Prairie Ct., Morton Grove, IL 60052

Dated this 18th day of June, 2015

EXEMPT-PURSUANT TO SECTION 1-11-5
VILLAGE OF MORTON GROVE REAL ESTATE TRANSFER STAMP
EXEMPTION NO. 08888 DATE 7-6-15
ADDRESS 306 Prairie Ct
BY J Sheehan (VOID IF DIFFERENT FROM DEED)

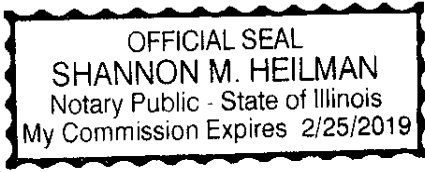
[Signature]
RITESH PANWAR
[Signature]
SMITA SINGH

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said county, in the State aforesaid, DO HEREBY CERTIFY that RITESH PANWAR and SMITA SINGH, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that grantors signed, sealed and delivered the said instrument as a free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

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Given under my hand and official seal, this 18th day of June, 2015.



Shannon M. Heilman
Notary Public
My commission

This instrument was prepared by Joseph A. La Zara, Attorney-at-Law, 7246 W. Touhy Ave., Chicago, Illinois 60631

Mail to: RITESH PANWAR and SMITA SINGH, 306 Prairie Court, Morton Grove, Illinois 60053.

or Recorder's Office Box No. _____

Send Subsequent Tax Bills To: RITESH PANWAR and SMITA SINGH , 306 Prairie Court, Morton Grove, Illinois 60053.

COUNTY - ILLINOIS TRANSFER STAMPS

Exempt Under Provision of
Paragraph 4 Section 4,
Real Estate Transfer Act
Date: 6-18-15

Prepared By:
Joseph A. La Zara
7246 W. Touhy Ave.
Chicago, Illinois 60631

Signature: [Signature]

Property of Cook County Clerk's Office

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Property Address: 306 PRAIRIE COURT
MORTON GROVE, IL 60053
Parcel I.D.: 10-19-103-008-0000 UL

UNIT 13-4 IN TRAFALGAR WOODS CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: THAT PART OF LOT 2, IN WHITE'S SUBDIVISION OF THE EAST HALF OF THE NORTHEAST QUARTER AND PART OF THE NORTHWEST QUARTER OF SECTION 19, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT A POINT OF THE WEST LINE OF SAID LOT 2, WHICH IS 330.00 FEET SOUTH OF THE NORTHWEST CORNER THEREOF, (AS MEASURED ALONG SAID WEST LINE); THENCE SOUTH ALONG THE WEST LINE OF SAID OF LOT 2, A DISTANCE OF 484.74 FEET TO THE SOUTHWEST CORNER OF SAID LOT 2; THENCE EAST ALONG THE SOUTH LINE OF SAID LOT 2, A DISTANCE OF 830.27 FEET TO A POINT OF INTERSECTION OF SAID SOUTH LINE AND THE CENTERLINE OF NORTH AND SOUTH ALLEY BETWEEN GROVE STREET AND OAK PARK AVENUE, IN BLOCK 7 OF SCHRADER'S ADDITION TO MORTON GROVE; THENCE NORTH ALONG THE CENTERLINE OF SAID ALLEY, A DISTANCE OF 484.89 FEET TO POINT OF INTERSECTION OF SAID CENTERLINE AND A LINE PARALLEL TO AND 330.00 FEET SOUTH OF THE NORTH LINE OF SAID OF LOT 2, (AS MEASURED ALONG THE WEST LINE THEREOF); THENCE WEST ALONG SAID PARALLEL LINE, A DISTANCE OF 843.92 FEET TO THE POINT OF BEGINNING, (EXCEPT THE WEST 25.00 FEET OF THE SOUTH 47.5 FEET, CONVEYED TO THE COUNTY OF COOK BY DEED RECORDED AS DOCUMENT NUMBER 11731392) IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED MAY 2, 2007 AS DOCUMENT NUMBER 0712213006, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS AS AMENDED FROM TIME TO TIME, IN COOK COUNTY, ILLINOIS.

Office of Cook County Clerk's Office

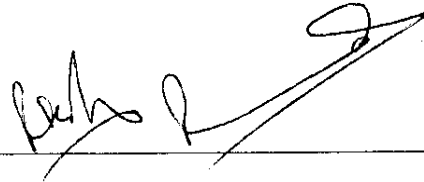
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STATEMENT BY GRANTOR AND GRANTEE

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: June 18, 2015

Signature(s):

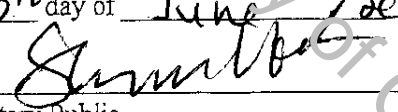


Grantor or Agent

Subscribed and sworn to before me this

15th day of June, 2015

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.

Dated: June 18, 2015

Signature(s):

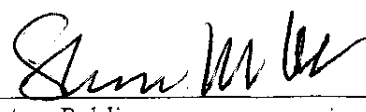


Grantee or Agent

Subscribed and sworn to before me this

18th day of June, 2015

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 of 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).