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QUIT CLAIM DEED

SEND SUBSEQUENT TAX BILL TO:

RANDEEP S. KANDA
6920 N. CRAWFORD AVE.
LINCOLNWOOD, IL 60712



Doc#: 1605616036 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 02/25/2016 03:01 PM Pg: 1 of 3

MAIL TO:

RANDEEP S. KANDA
6920 N. CRAWFORD AVE.
LINCOLNWOOD, IL 60712

THE GRANTOR, J.R.S. RE INVESTMENTS INC., an Illinois corporation, for and in consideration of TEN DOLLARS, (\$10.00) and for other valuable consideration in hand paid, conveys and quit claims to RANDEEP S. KANDA, of 6920 N. Crawford Ave., Lincolnwood, IL 60712, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION.

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: 15-12-429-058-1012.

Exempt transfer under the Real Estate Transfer Act Section 305/4, subsection E (35 ILCS 305/4).

Address of Real Estate: 314 LATHROP AVENUE, UNIT 204, FOREST PARK, IL 60130.

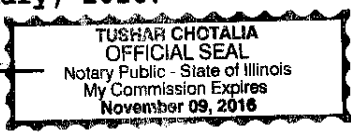
Dated this 23rd day of February, 2016
J.R.S. RE INVESTMENTS INC.

By: [Signature]
Its President

State of IL, County of Cook. ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Randeep S. Kanda as President of J.R.S. RE INVESTMENTS INC. is 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 the said instrument at his 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 23rd day of February, 2016.

Commission expires _____
[Signature]
NOTARY PUBLIC



This instrument was prepared by Tushar Chotalia, Attorney at Law
6600 N. Lincoln Ave., Lincolnwood, IL 60712.



REAL ESTATE TRANSFER TAX	26-Feb-2016
	COUNTY: 0.00
	ILLINOIS: 0.00
	TOTAL: 0.00
15-12-429-058-1012 20160201673382 1-855-908-416	

RH

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LEGAL DESCRIPTION OF 314 LATHROP AVENUE, UNIT 204, FOREST PARK, IL 60130

UNIT 204 IN LATHROP TOWER CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: THE NORTH 113 FEET OF BLOCK 33 (EXCEPT THAT PART LYING EAST OF THE WEST 167 FEET AND ALSO EXCEPT THE SOUTH 11.50 FEET OF THE WEST 128.0 FEET THEREOF) IN RAILROAD ADDITION TO HARLEM, A SUBDIVISION IN THE SOUTHEAST 1/4 OF SECTION 12 TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT A TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 26956587 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, AS AMENDED FROM TIME TO TIME, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

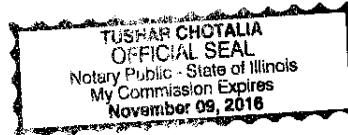
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STATEMENT OF GRANTOR/GRANTEE

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 2/24/16, Signature: [Signature]
Grantor or Agent

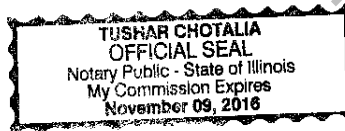
Subscribed and sworn to before me by the said Randeep Kanda this 23 day of Feb, 2016
Notary Public [Signature]



The grantee 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 2/24/16, Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me by the said Randeep Kanda this 23 day of Feb, 2016
Notary Public [Signature]



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