

# UNOFFICIAL COPY



Doc#: 1618949050 Fee: \$44.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Affidavit Fee: \$2.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 07/07/2016 01:21 PM Pg: 1 of 4

## QUIT CLAIM DEED Statutory Illinois

Above Space for Recorder's use only

THE GRANTOR, **YOGI PATEL**, a married man of 127 N. Prospect Ave., Streamwood, IL 60107, for and in consideration of TEN (\$10.00) DOLLARS, and other good and valuable consideration in hand paid, CONVEY and QUIT CLAIM to GRANTEE, **CHARMRAJ, LLC**, an Illinois limited liability company, having an address of 127 N. Prospect Ave., Streamwood, IL 60107, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION CONTAINED IN EXHIBIT A ATTACHED HERETO

Permanent Real Estate Index Number: 08-15-301-005-1162

Address of Real Estate: 2415 S. Goebbert, Unit 104  
Arlington Heights, IL 60005

THIS IS NOT A HOMESTEAD PROPERTY.

IN WITNESS WHEREOF, the Grantor have hereunto set their hands and seals on this 2nd day of July, 2016.

YOGI PATEL

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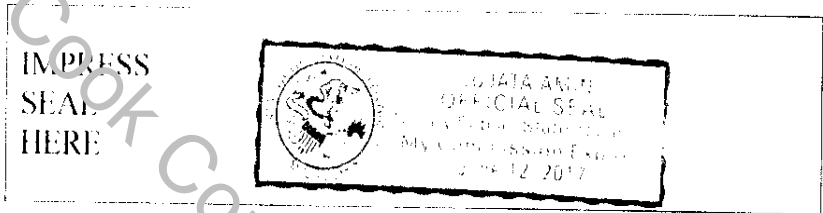
State of Illinois )  
 ) ss.  
County of Cook )

I, the undersigned, a notary public in and for the State and County aforesaid, do hereby certify that YOGI PATEL, personally known to me to be the person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal, this 2<sup>nd</sup> day of July, 2016.

Commission expires 12/2017

Jayal Amin  
NOTARY PUBLIC



**EXEMPT UNDER PROVISIONS OF SECTION 31-45(e) OF THE REAL ESTATE TRANSFER TAX LAW, 35 ILCS 200/31-45(e).**

7/2/16  
Dated \_\_\_\_\_ Grantor, Grantee or Representative

This instrument was prepared by: \* Jayal Amin, Amin Law Offices, Ltd., 1900 E. Golf Road – Suite 1120, Schaumburg, IL 60173

**\*This instrument was prepared without the benefit of a title examination. The property description was furnished by the parties herein, and the attorney preparing this deed does not certify the accuracy of it.**

<p>Mail To:</p> <p>Amin Law Offices, Ltd. 1900 E. Golf Road – Suite 1120 Schaumburg, Illinois 60173</p>	<p>Name and address of Taxpayer:</p> <p>CHARMRAJ, LLC 127 N. Prospect Avenue Streamwood, IL 60107</p>
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## EXHIBIT A

### Legal Description

**PARCEL 1:**

UNIT H-104 IN BRITTANY PLACE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 1 IN GRETA LEDERER DEVELOPMENT CO.'S SUBDIVISION OF PART OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 15, TOWNSHIP 41 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO PLAT THEREOF REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS ON JULY 25, 1966 AS DOCUMENT 2283027, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT AS EXHIBIT "C" TO THE DECLARATION FOR BRITTANY PLACE, INCLUDING MATTERS RELATING TO THE BRITTANY PLACE CONDOMINIUM RECORDED MAY 19, 1994 AS DOCUMENT 94451607 AS AMENDED BY RECHARACTERIZATION AMENDMENT NO. 1 RECORDED JUNE 24, 1994 AS DOCUMENT 94556621; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS

**PARCEL 2:**

EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 FOR PEDESTRIAN INGRESS AND EGRESS, AS SET FORTH IN THE DECLARATION FOR BRITTANY PLACE, INCLUDING MATTERS RELATING TO THE BRITTANY PLACE CONDOMINIUM RECORDED MAY 19, 1994 AS DOCUMENT 94451607 AS AMENDED BY RECHARACTERIZATION AMENDMENT NO. 1 RECORDED JUNE 24, 1994 AS DOCUMENT 94556621, AND AS CREATED BY DEED FROM LASALLE NATIONAL TRUST AS TRUST NUMBER 118581 TO ROBERT G. CHUDIK RECORDED APRIL 1, 1996 AS DOCUMENT 96245892

Cook County Clerk's Office

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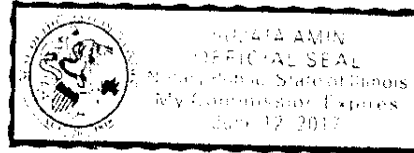
## STATEMENT BY GRANTOR AND GRANTEE

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 7/2, 2016

Signature: [Signature]  
**Grantor or Agent**

Subscribed and sworn to before me  
By the said Grantor  
This 2nd day of July, 2016  
Notary Public [Signature]

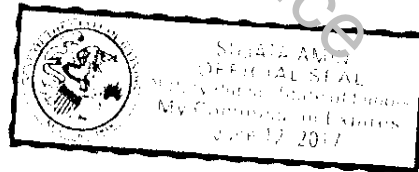


The **grantee** or his agent affirms and verifies that the name of the **grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 7/2, 2016

Signature: [Signature]  
**Grantee or Agent**

Subscribed and sworn to before me  
By the said Grantee  
This 2nd day of July, 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 **ABI** to be recorded in Cook County, Illinois if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)