

UNOFFICIAL COPY

Doc#: 1703318005 Fee: \$58.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 02/02/2017 09:25 AM Pg: 1 of 6

Dec ID 20170201608501
ST/CO Stamp 0-513-146-048
City Stamp 1-275-495-104

QUITCLAIM DEED 1623650 IL

GRANTOR, OSCAR SETIAWAN, a married man, joined by his spouse, KARTIKA P. SETIAWAN (herein, "Grantor"), whose address is 2256 N. Orchard St., Unit 2D, Chicago, IL 60614, for and in consideration of Ten and No/100 Dollars (\$10.00), and for other good and valuable consideration, CONVEYS AND QUITCLAIMS to GRANTEE, OSCAR SETIAWAN and KARTIKA P. SETIAWAN, husband and wife, as tenants by the entireties (herein "Grantee"), whose address is 2256 N. Orchard St., Unit 2D, Chicago, IL 60614, all of Grantor's interest in and to the following described real estate located in Cook County, Illinois:

SEE EXHIBIT A ATTACHED HERETO.

Property Address: 2225 N Halsted St., Unit G6,
Chicago, IL 60614

Permanent Index Number: 14-33-107-047-4006

Subject to general taxes for the year of this deed and all subsequent years; building lines, easements, covenants, conditions, restrictions, and other matters appearing of record, if any.

EXEMPT FROM TRANSFER TAX UNDER 35 ILCS 200/31-45(E) - ACTUAL CONSIDERATION LESS THAN \$100

To have and to hold said premises forever.

Dated this 18th day of January, 2017.

Revenue 17
319 W. Chicago Ave.
Sales Tax
Chicago, IL 60644

↑ When recorded return to: ↑

OSCAR SETIAWAN
KARTIKA P. SETIAWAN
2256 N. ORCHARD ST., UNIT 2D
CHICAGO, IL 60614

Send subsequent tax bills to:

OSCAR SETIAWAN
KARTIKA P. SETIAWAN
2256 N. ORCHARD ST., UNIT 2D
CHICAGO, IL 60614

This instrument prepared by:

LEILA L. HALE, ESQ.
213 BRENTSHIRE DRIVE
BRANDON, FL 33511

UNOFFICIAL COPY

GRANTOR

[Signature]
Oscar Setiawan

STATE OF IL
COUNTY OF Cook

This instrument was acknowledged before me on 1/18/17, by Oscar Setiawan.

OFFICIAL SEAL
[Affix Notary Seal]
Notary Public, State of Illinois
My Commission Expires October 24, 2018

Notary Signature: [Signature]
Printed name: Michael Curtin
My commission expires: 10/24/18

OFFICIAL SEAL
Notary Public, State of Illinois
Michael Curtin
My Commission Expires October 24, 2018

GRANTOR

[Signature]
Kartika P. Setiawan

STATE OF IL
COUNTY OF Cook

This instrument was acknowledged before me on 1/18/17, by Kartika P. Setiawan.

[Affix Notary Seal]
OFFICIAL SEAL
Notary Public, State of Illinois
My Commission Expires October 24, 2018

Notary Signature: [Signature]
Printed name: Michael Curtin
My commission expires: 10/24/18

EXEMPT FROM REAL ESTATE TRANSFER TAX UNDER THE PROVISIONS OF 35 ILCS 200/31-45(E) - ACTUAL CONSIDERATION LESS THAN \$100

[Signature]
Signature of Buyer/Seller/Representative

1/18/17
Date

UNOFFICIAL COPY

EXHIBIT A

[Legal Description]

UNIT NUMBER G-6 IN THE 2225 NORTH HALSTED CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 13, 14, 15, 16 AND 17 IN THE SUBDIVISION OF THE WEST 1/2 OF BLOCK 9 IN CANAL TRUSTEES' SUBDIVISION OF PART OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 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 25314949 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

This property is NOT the homestead real property of grantor.

The preparer of this document has been engaged solely for the purpose of preparing this instrument, has prepared the instrument only from the information given and has not been requested to provide, nor has the preparer provided, a title search, an examination of the legal description, an opinion on title or advice on the tax, legal or non-legal consequences that may arise as a result of the conveyance. Further such preparer has not verified the accuracy of the amount of consideration stated to have been paid or upon which any tax may have been calculated nor has the preparer verified the legal existence or authority of any person who may have executed the document. Preparer shall not be liable for any consequences arising from modifications to this document not made or approved by preparer.

UNOFFICIAL COPY

COMPLETION INSTRUCTIONS

1. The deed must be signed in the presence of a notary public.
2. The notary public must sign, affix the notary seal and indicate date commission expires. If the notary seal does not reference the notary name, the name of the notary must be printed, typed or stamped below the notary signature.
3. If signature is on behalf of a **corporation**, the signature should be by the president or vice president, otherwise original, notarized corporate resolutions authorizing signature by another officer or agent must be recorded with the deed.

TRANSFER FORMS

The following must be submitted with the deed for recording or completed online:

Illinois Real Estate Transfer Declaration Form PTAX-203 must be submitted with the deed for recording IF a transfer tax is due. If no tax due and exemption shown on face of deed, the Form PTAX-203 need not be submitted.

As an alternative to the paper form, you may use the online form creation application at www.revenue.state.il.us/RETD. For property in select counties, you may complete and submit the transfer declaration online at <https://mytax.illinois.gov/mydec/>.

For property located in the City of Chicago, the Real Estate Transfer Declaration, water certificate application and related forms are required to be completed and submitted online at <https://mytax.illinois.gov/mydec/>.

ESTIMATE OF RECORDING COST / TRANSFER TAX

Transfer tax:	\$ 0.00
Recording cost:	\$ 54.25

Please note that the above is an estimate of the recording cost and/or transfer tax based upon limited information regarding the transaction. Though TurboDeed may assist in identifying a transfer tax obligation and/or applicable exemption, we cannot guarantee the tax consequences of a transfer as such determination is outside the scope of our work and may depend on a number of factors not made available to us. Any information provided herein regarding transfer tax and recording costs should be considered an advisory estimate only.

UNOFFICIAL COPY

STATEMENT OF GRANTOR/GRANTEE

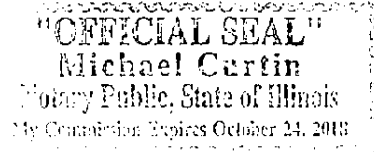
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 January 18, 2017 Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before

Me by the said _____
this 18th day of January, 2017

Notary Public _____



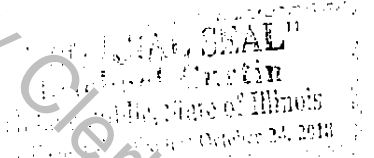
The grantee or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 January 18, 2017 Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before

Me by the said _____
this 18th day of January, 2017

Notary Public _____



Property of Cook County Clerk's Office

UNOFFICIAL COPY

EXHIBIT A

UNIT NUMBER G-6 IN THE 2225 NORTH HALSTED CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 13, 14, 15, 16 AND 17 IN THE SUBDIVISION OF THE WEST 1/2 OF BLOCK 9 IN CANAL TRUSTEES' SUBDIVISION OF PART OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 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 25314949 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PIN: 14-33-107-047-1006

Property of Cook County Clerk's Office