# **UNOFFICIAL C**

### PREPARED BY:

Gregory Law Offices, Ltd. 1410 Higgins Road, Suite 204 Park Ridge, IL 60068

### MAIL TAX BILL TO:

Anthony Veprinsky Evergreen Group, LLC 1360-2N 955 Whitehall Drive Buffalo Grove, IL 60089

### MAIL RECORDED DEED TO:

Gregory Law Offices, Ltd. 1410 Higgins Road, Suite 204 Park Ridge, IL 60068



Doc# 1712916049 Fee \$42.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

AFFIDAUIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 05/09/2017 11:54 AM PG: 1 OF 3

## **QUITCLAIM DEED**

Statutory (Illinois)

THE GRANTORS, Anthony Veprinsky (f/k/a Anthony Yastrebov) and Lynn Veprinsky (f/k/a Lynn Niu), of the City of Buffalo Grove, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEYS AND QUITCLAIMS to Evergreen Group, LC 1360-2N, an Illinois series limited liability company, THE GRANTEE, the following described real estate situated in the County of Cook, State of Illinois, to wit:

Unit 1360-2N together with its undivided percentage interest in the common elements in The Grove at Greenleaf Condominium as delineated and defined in the declaration recorded as document number 0629815088, and amended by document number 0719715040 in the Northwest quarter of section 32 township 41 North, Plange 14 East of the third principal meridian, in Cook County, Illinois.

Permanent Index Number(s): 11-32-106-033-1036

Property Address: 1360 W. Greenleaf, Unit 2N, Chicago, IL 60026

Subject, however, to the general taxes for the year 2017 and thereafter, and all covenants, restrictions, and conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

Dated this 26th

Day of April,

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STATE OF ILLINOIS SS. COUNTY OF COOK

REAL ESTATE TRANSFER TAX		09-May-2017
A TOEN	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

11-32-106-033-1036 | 20170501651399 | 0-644-647-616

Total does not include any applicable penalty or interest due.

ATG FORM 4065-R O ATG (REV. 6/02) **REAL ESTATE TRANSFER TAX** 09-May-2017 COUNTY: 0.00 ILLINOIS: 0.00 TOTAL: 0.00 11-32-106-033-1036 20170501651399 | 0-288-674-240

CCRD REVIE

Quitclaim Deed: Page 1 of 2

FOR USE IN: ALL STATES

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## INOFFICIAL

Quitclaim Deed - Continued

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Anthony Veprinsky and Lynn Veprinsky, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument, as his/her/their 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 notarial seal, this

OFFICIAL SEAL JULIJA SAFONOV Notary Public - State of Illinois My Commission Expires Apr 23, 2019 29th Day of April 20 17

Notary Públic

My commission expires:

Exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45 sub par. e

and Cook County Crd 93-0-27 par. 4 Jerry Or Cook County Clerk's Office

Date: April 26, 2017 Sign

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## **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 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 cross of Illinois.

Dated April 2/	Anthry Venus
	Signature: (In Mary) Grantor or Agent
Subscribed and sworn to before in a By the said Anthony Veprinsky and Lynn Vepri sky  This 2014 day of April 20 17	OFFICIAL SEAL JULIJA SAFONOV Notary Public - State of Illinois My Commission Expires Apr 23, 2019
Notary Public Selve S	

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 April 36	, 20_17	11 the Velen Member
	Signature: _	Grantes or Agent
Subscribed and sworn to before me By the said Evergreen Group, LLC 1360-2N This 29th day of April Notary Public	2017	OFFICIAL SEAL JULIJA ŠAFONOV Notary Public - State of Planis My Commission Expires Apr 23, 2019

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.)