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Quit Claim Deed

ILLINOIS STATUTORY

MAIL TO:

JUDITH TRAGE
7753 VAN BUREN ST. #306
FOREST PARK, IL 60130

NAME & ADDRESS OF TAX PAYER:

JUDITH TRAGE
7753 VAN BUREN ST. #306
FOREST PARK, IL 60130



Doc# 1723546190 Fee \$44.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 08/23/2017 10:40 AM PG: 1 OF 4

THE GRANTOR(S)

JUDITH A. TRAGE, of the Cook County of the State of Illinois for and in consideration of Ten (\$10,000) DOLLARS and other good and valuable consideration(s) in hand paid,

CONVEY AND QUIT CLAIM to JUDITH A. TRAGE TRUST DATED MAY 19, 2017

of the County Cook and the State of Illinois, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

(LEGAL DESCRIPTION)

SEE ATTACHED EXHIBIT A.

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

TO HAVE AND TO HOLD the above granted premises unto the parties of the second part forever, not as joint tenants or tenants by the entirety, but as tenants in common.

Permanent Index Number(s): 15-13-109-050-1024

Property Address: 7753 VAN BUREN ST. #306, FOREST PARK, IL 60130

Dated this 11th day of JULY, 2017

Judith A. Trage (Seal)
(Print or type name here)

JUDITH A. TRAGE (Seal)
(Print or type name here)

(Print or type name here) (Seal)

(Print or type name here) (Seal)

STATE OF ILLINOIS)

NOTE: PLEASE TYPE OR PRINT NAME BELOW ALL SIGNATURES

VILLAGE OF FOREST PARK
PROPERTY COMPLIANCE
No.

6770
8/23/17
Approved/Date

EXEMPT

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County of Cook) SS.
)

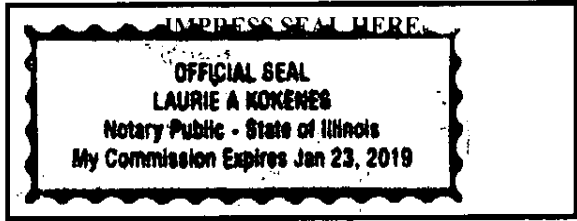
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, (Print or type name here) Laurie A Kokenes personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the instrument as 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 notaries seal, this 11th day of July, 2017

[Handwritten Signature]

[Handwritten Asterisk]

Notary Public
My commission expires on 1/23/19



- If Grantor is also Grantee you may want to strike Release & Waiver of Homestead Rights.

NAME AND ADDRESS OF PREPARER:
JUDITH A. TRAGE
7753 VAN BUREN ST. #306
FOREST PARK, IL 60130

EXEMPT UNDER PROVISIONS OF PARAGRAPH
35 ILCS 200/31-45(e) SECTION 4,
REAL ESTATE TRANSFER ACT.

DATE: _____
[Handwritten Signature]
Signature of Buyer, Seller or Representative.

- This conveyance must contain the name and address of the Grantee for tax billing purposes: (55ILCS 5/3-5020) and name and address of the person preparing the instrument: (55 ILCS 5/3-5022)

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EXHIBIT A



TICCR TITLE INSURANCE COMPANY

ORDER NUMBER: 2000 004000425 SC
STREET ADDRESS: 7753 VAN BUREN STREET UNIT #306
CITY: FOREST PARK **COUNTY:** COOK COUNTY
TAX NUMBER: 15-13-109-028-6030

LEGAL DESCRIPTION:

PARCEL 1:

UNIT NUMBER 306 IN THE RESIDENCES AT THE GROVE MIDRISE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: THAT PART OF LOT 1, IN THE RESIDENCES AT THE GROVE, BEING A SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF SECTION 13, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 28, 2005 AS DOCUMENT NUMBER 0536203040, IN COOK COUNTY, ILLINOIS. WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0626545035 TO THE ; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

PARCEL 2:

EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS FROM PARCEL 1 TO THE PUBLIC STREETS AND ROADS, OVER AND ACROSS THE ROADS, DRIVEWAYS AND WALKWAYS LOCATED ON THE COMMUNITY AREA AS DEFINED IN ARTICLES I AND II OF THE COMMUNITY DECLARATION FOR THE RESIDENCES AT THE GROVE RECORDED JUNE 8, 2006 AS DOCUMENT NUMBER 0615932017 AND SUPPLEMENT NO. 1 TO THE COMMUNITY DECLARATION RECORDED AS DOCUMENT NUMBER 0617334013 AND SUPPLEMENT NO. 2 TO THE COMMUNITY DECLARATION RECORDED AS DOCUMENT NUMBER 0620632060 AND SUPPLEMENT NO. 3 TO THE COMMUNITY DECLARATION RECORDED AS DOCUMENT NUMBER 0622939055 AND SUPPLEMENT NO. 4 TO THE COMMUNITY DECLARATION RECORDED AS DOCUMENT NUMBER 0626545034 AND SUPPLEMENT NO. 5 TO THE COMMUNITY DECLARATION RECORDED AS DOCUMENT NUMBER - AND THE EXCLUSIVE RIGHT TO THE USE OF A-TERRACE AS TO UNIT 306, A LIMITED COMMON ELEMENT AND THE RIGHT TO THE USE OF GARAGE SPACE P-92, A LIMITED COMMON ELEMENT AND THE RIGHT TO THE USE OF STORAGE AREA 692-G, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED AS EXHIBIT "C" TO THE AFORESAID DECLARATION AS AMENDED FROM TIME TO TIME.

NOTE: THE LEGAL DESCRIPTION AS NOTED ABOVE AND PART OF SCHEDULE A IS ONLY FOR CONVENIENCE PURPOSES IN THAT THE AMENDMENT TO THE DECLARATION OF CONDOMINIUM HAS NOT BEEN RECORDED.

LEGALD

TAX # 15-13-109-050-1024

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GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE

AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

GRANTOR SECTION

The GRANTOR or her/his agent, affirms that, to the best of her/his knowledge, the name of the GRANTEE shown on the deed or assignment of beneficial interest (ABI) 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 another 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: 8 | 17 | 2017

SIGNATURE: Judith A. Trage
GRANTOR or AGENT

GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public:

Laurie A. Kokenes

By the said (Name of Grantor): Judith A Trage

AFFIX NOTARY STAMP BELOW

On this date of: 8 | 17 | 2017

NOTARY SIGNATURE: Laurie A. Kokenes



GRANTEE SECTION

The GRANTEE or her/his agent affirms and verifies that the name of the GRANTEE shown on the deed or assignment of beneficial interest (ABI) 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: 8 | 17 | 2017

SIGNATURE: Judith A. Trage
GRANTEE or AGENT

GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public:

Laurie A. Kokenes

By the said (Name of Grantee): Judith A Trage

AFFIX NOTARY STAMP BELOW

On this date of: 8 | 17 | 2017

NOTARY SIGNATURE: Laurie A. Kokenes



CRIMINAL LIABILITY NOTICE

Pursuant to Section 55 ILCS 5/3-5020(b)(2), 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 the Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)