

# UNOFFICIAL COPY

**QUIT CLAIM DEED**  
Statutory (IL 5/1/95)  
(Individual to Individual)



Doc# 1725149120 Fee \$44.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 09/08/2017 10:50 AM PG: 1 OF 4

THE GRANTOR, RONALD J. ROTH, as Trustee of the RONALD J. ROTH Revocable Trust U/D dated July 31, 1997, of Odessa, Florida, for the consideration of Ten and 00/100 Dollars (\$10.00), and for such other and further consideration in hand paid,

CONVEYS and QUIT CLAIMS TO RONALD A. ROTH II, of 445 Buckeye Drive, Wheeling, IL 60090,

all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

Permanent Real Estate Index Number(s): 03-12-302-035-0000  
Address(s) of Real Estate: 445 Buckeye Drive, Wheeling, IL 60090

Dated this 29<sup>th</sup> of August, 2017

X Ronald J. Roth  
Ronald J. Roth,

as Trustee of the Ronald J. Roth Revocable Trust U/D dated July 31, 1997

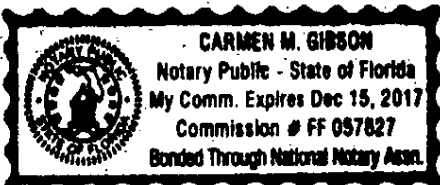
EXEMPT PURSUANT TO SECTION  
31-45(e) OF ILL. TRANSFER TAX ACT.  
[Signature]  
ATTORNEY & AGENT

State of FL )  
) SS.  
County of Hillsborough

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that RONALD J. ROTH, 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 as 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 29<sup>th</sup> day of August, 2017.

[Signature]  
Notary Public



PROPERTY DESCRIPTION

WHEELING ILLINOIS  
Real Estate Transfer Approved  
Initials MS Date 8/8/17  
VALID FOR A PERIOD OF THIRTY (30) DAYS FROM THE DATE OF ISSUANCE

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PLEASE SEE ATTACHED.

COMMONLY KNOWN AS: 445 Buckeye Drive, Wheeling, IL 60090

Prepared by: John E. Witanen  
350 Northwest Highway, Suite 300  
Park Ridge, IL 60068  
(847) 221-2700  
WitanenLaw@johnewitanen.com

Mail to: John E. Witanen & Associates  
350 S Northwest Highway Suite 300  
Park Ridge, IL 60068

Name & Address  
of taxpayer: Ronald A. Roth II  
445 Buckeye Drive  
Wheeling, IL 60090

Property of Cook County Clerk's Office

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## Legal Description

THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE COUNTY OF COOK, STATE OF ILLINOIS, TO WIT:

PARCEL 1:

BUILDING 6 UNIT 14 IN HARMONY VILLAGE, BEING A SUBDIVISION IN SECTIONS 11 AND 12 IN TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF REGISTERED IN THE OFFICE OF THE REGISTRAR OF TORRENS ON OCTOBER 2, 1973 AS DOCUMENT LR 2720033 AND RECORDED IN THE COOK COUNTY RECORDERS OFFICE AS DOCUMENT 22498972

PARCEL 2:

EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AFORESAID AS SET FORTH IN THE DECLARATION MADE BY CHICAGO TITLE AND TRUST COMPANY, AS TRUSTEE UNDER TRUST AGREEMENT DATED AUGUST 15, 1972 AND KNOWN AS TRUST NUMBER 60448 DATED AUGUST 2, 1973 AND RECORDED OCTOBER 2, 1973 AS DOCUMENT 22498972 AND ALSO FILED AS DOCUMENT LR 2720034 AND AS CREATED BY THE DEED FROM CHICAGO TITLE AND TRUST COMPANY, AS TRUSTEE UNDER TRUST AGREEMENT DATED AUGUST 15, 1972 KNOWN AS TRUST NUMBER 60448 TO RONALD ROTH AND WIFE DATED JUNE 18, 1975 AND FILED AS DOCUMENT LR2816544 FOR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.

TAX ID: 03-12-302-035-0000.

Property of Cook County Clerk's Office

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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: 09 | 08 | 2017

SIGNATURE: John Cristino  
GRANTOR (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:

By the said (Name of Grantor): RONALD T. ROTH, TRUST

On this date of: 09 | 08 | 2017

NOTARY SIGNATURE: [Signature]

AFFIX NOTARY STAMP BELOW

OFFICIAL SEAL  
JOHN E WITANEN  
NOTARY PUBLIC - STATE OF ILLINOIS  
MY COMMISSION EXPIRES: 07/07/20

### 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: 09 | 08 | 2017

SIGNATURE: John Cristino  
GRANTEE (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:

By the said (Name of Grantee): RONALD A. ROTH, II

On this date of: 09 | 08 | 2017

NOTARY SIGNATURE: [Signature]

AFFIX NOTARY STAMP BELOW

OFFICIAL SEAL  
JOHN E WITANEN  
NOTARY PUBLIC - STATE OF ILLINOIS  
MY COMMISSION EXPIRES: 07/07/20

### 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)**