

UNOFFICIAL COPY

QUITCLAIM DEED
INDIVIDUAL TO INDIVIDUAL



Doc# 1730646191 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

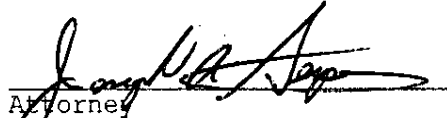
DATE: 11/02/2017 02:09 PM PG: 1 OF 3

The GRANTOR, **FREDERICK J. SCHAAL**, divorced and not since remarried, of the Village of River Forest, County of Cook, State of Illinois for and in consideration of Ten and 00\100 Dollars in hand paid, CONVEYS and QUITCLAIMS to:
GRANTEE: **FREDERICK J. SCHAAL** and **JAMES F. SCHAAL**, not as tenants in common but as joint tenants
GRANTEE'S ADDRESS: **7208 OAK AVENUE, UNIT 4SE, RIVER FOREST ILLINOIS 60305**

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

UNIT 7208-4 "SE" IN RIVER FOREST GARDEN APARTMENTS CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 1, 2, 3, 4, 5 & 6 IN RIVER FOREST LAND ASSOCIATION'S ADDITION TO RIVER FOREST IN THE NORTHEAST 1/4 OF SECTION 12, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 16, 1910 AS DOCUMENT 4663334 IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED SA EXHIBIT A TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 25502991, TOGETHER WITH ITS PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

This Property is Exempt under the Real Estate Transfer Act, Section 4, Paragraph E and Cook County Ordinance 95104.


Attorney

9-12-2017
Date

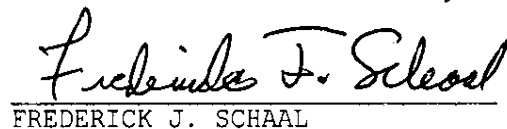
Subject to General Real Estate Taxes for the year 2017 and subsequent years; building setback lines; easements for public utilities; terms, covenants, conditions, and restrictions on record.
Hereby releasing and waiving all right under and by virtue of the Homestead Exemption Laws of the State of Illinois,

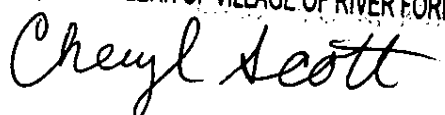
TO HAVE AND TO HOLD said premises forever.

Property Index Numbers: 15-12-205-024-1077

Address of Real Estate: 7208 OAK AVENUE, UNIT 4SE, RIVER FOREST, IL 60305

DATED this 12 day of Sept., 2017.


FREDERICK J. SCHAAL

EXEMPTION APPROVED
DEPUTY VILLAGE CLERK OF VILLAGE OF RIVER FOREST


UNOFFICIAL COPY

State of Illinois, County of Cook, ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that:

FREDERICK J. SCHALL, divorced and not since remarried

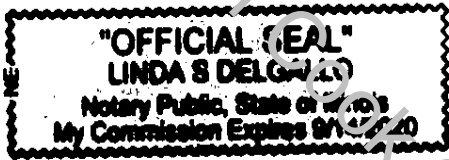
personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instruments as his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of right of homestead.

Given under my hand and official seal, this 12th day of SEPTEMBER, 2017.

Commission Expires: 9-14-2020

[Signature]
Notary Public

SEAL



This instrument prepared by:

JOSEPH A. SERPICO; 10525 W. CERMAK ROAD, WESTCHESTER IL 60154

SEND SUBSEQUENT TAX BILLS:

FREDERICK J. SCHALL

7208 OAK AVENUE, UNIT 4SE

RIVER FOREST, IL 60305

MAIL TO:

JOSEPH A. SERPICO

10525 W. CERMAK ROAD

WESTCHESTER, IL 60154

EXEMPTION APPROVED
DEPUTY VILLAGE CLERK OF VILLAGE OF RIVER FOREST

[Signature: Cheryl Scott]

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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: 9/12/2017

SIGNATURE: Frederick J. School
GRANTOR or AGENT

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

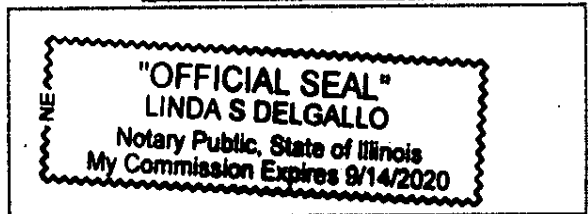
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantor): Frederick J. School

On this date of: 09/12/2017

NOTARY SIGNATURE: Linda S. Delgallo

AFFIX NOTARY STAMP BELOW



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: 9/12/2017

SIGNATURE: Frederick J. School
GRANTEE or AGENT

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

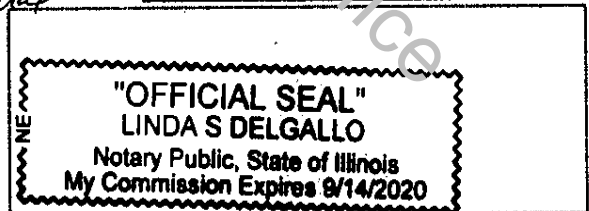
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantee): Frederick J. School

On this date of: 09/12/2017

NOTARY SIGNATURE: Linda S. Delgallo

AFFIX NOTARY STAMP BELOW



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)**)

rev. on 10.17.2016

EXEMPTION APPROVED
DEPUTY VILLAGE CLERK OF VILLAGE OF RIVER FOREST

Cheryl Scott