



Prepared By

Cook & James, LLC
11770 Haynes Bridge Rd
Suite 205-486
Alpharetta, GA 30009-1970

Doc# 1819941077 Fee \$60.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 07/18/2018 03:51 PM PG: 1 OF 12

After Recording Return To

Amrock, Inc.
662 Woodward Avenue
Detroit, MI 48226
Order Number 64401290
Tax Parcel ID 10353230010000,
10353230020000, 10-35-323-001-0000, 10-35-323-002-0000

Space Above This Line for Recorder's Use

64401290-4563503
Record 1st
8106 8760

QUIT CLAIM DEED

When Recorded Return to:
Indecomm Global Services
As Recording Agent Only
1260 Energy Lane
St. Paul, MN 55108

STATE OF ILLINOIS
COOK COUNTY

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of One Dollar (\$1.00) in hand paid to **Ishia Eshaya and Hana Eshaya**, husband and wife and **Lina Eshaya, not individually but solely as Trustee** of the Lina Eshaya Revocable Trust Dated January 20, 2017, residing at 3959 W. Loyola Ave., Lincolnwood, IL 60712, County of Cook, City of Lincolnwood, State of Illinois (hereinafter known as the "Grantor(s)") hereby quitclaims to **Ishia Eshaya**, a married man and **Lina Eshaya, not individually but solely as Trustee** of the Lina Eshaya Revocable Trust Dated January 20, 2017, residing at 3959 W. Loyola Ave., Lincolnwood, IL 60712, County of Cook, City of Lincolnwood, State of Illinois (hereinafter known as the "Grantee(s)") all the rights, title, interest, and claim in or to the following described real estate, situated in Cook County, Illinois to-wit:

Tax Id Number(s): 10353230010000, 10353230020000, 10-35-323-001-0000, 10-35-323-002-0000

Land situated in the County of Cook in the State of IL

LOTS 14 AND 15 IN BLOCK 3 IN CRAWFORD-DEVON FIRST ADDITION, A SUBDIVISION OF LOTS 25 AND 27 TO 31 IN JOHN PROESEL'S ESTATE PARTITION, A SUBDIVISION OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 35, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

UNOFFICIAL COPY

Commonly known as: 3959 W Loyola Ave, Lincolnwood, IL 60712
THE PROPERTY ADDRESS AND TAX PARCEL IDENTIFICATION NUMBER LISTED
ARE PROVIDED SOLELY FOR INFORMATIONAL PURPOSES
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 same together with all and singular the appurtenances
thereunto belonging or in anywise appertaining, and all the estate, right, title, interest,
lien, equity and claim whatsoever for the said first party, either in law or equity, to the
only proper use, benefit and behoof of the said second party forever.

(Attached to and becoming a part of Quitclaim Deed dated: 5/30/18 T E
between **Ishia Eshaya** and **Hana Eshaya**, and **Lina Eshaya**, not individually but
solely as Trustee, as grantor and **Ishia Eshaya** and **Lina Eshaya**, not individually
but solely as Trustee, as grantee).

Ishia Eshaya
Ishia Eshaya
3959 W. Loyola Ave., Lincolnwood, IL 60712

STATE OF ILLINOIS)
COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify
that **Ishia Eshaya** whose names are signed to the foregoing instrument, and who is
known to me, acknowledged before me on this day that, being informed of the contents
of the instrument, they, executed the same voluntarily on the day the same bears date.

Given under my hand this 30th day of May, 2018.

Ada Marcia Stevens
Notary Public
My Commission Expires: 7/2/19



UNOFFICIAL COPY

(Attached to and becoming a part of Quitclaim Deed dated: 5-30-2018 between Ishia Eshaya and Hana Eshaya, and Lina Eshaya, not individually but solely as Trustee, as grantor and Ishia Eshaya and Lina Eshaya, not individually but solely as Trustee, as grantee).

Hana Eshaya

Hana Eshaya
3959 W. Loyola Ave., Lincolnwood, IL 60712

STATE OF ILLINOIS)

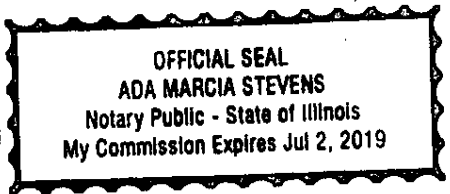
COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Hana Eshaya** whose names are signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they, executed the same voluntarily on the day the same bears date.

Given under my hand this 30th day of May, 2018.

Ada Marcia Stevens

Notary Public
My Commission Expires: 7/2/19



UNOFFICIAL COPY

(Attached to and becoming a part of Quitclaim Deed dated: 5/30/18
between Ishia Eshaya and Hana Eshaya, and Lina Eshaya, not individually but
solely as Trustee, as grantor and Ishia Eshaya and Lina Eshaya, not individually
but solely as Trustee, as grantee).

Lina Eshaya

Lina Eshaya, not individually but solely as Trustee
3959 W. Loyola Ave., Lincolnwood, IL 60712

STATE OF ILLINOIS)

COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify
that **Lina Eshaya, not individually but solely as Trustee** whose names are signed to
the foregoing instrument, and who is known to me, acknowledged before me on this day
that, being informed of the contents of the instrument, they, executed the same
voluntarily on the day the same bears date.

Given under my hand this 30th day of May, 2018.

Ada Marcia Stevens

Notary Public
My Commission Expires: 7/2/19



UNOFFICIAL COPY

EXEMPT UNDER PROVISIONS OF PARAGRAPH e , Section 31-45 of the Real Estate Transfer Tax Law
(35 ILCS 200/31-45)

Dated: 06/12/2018

Herrie Rose
Herrie Rose -- Agent

COOK COUNTY
RECORDER OF DEEDS

COOK COUNTY
RECORDER OF DEEDS

Property of Cook County Clerk's Office

UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE

GRANTOR STATEMENT

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.

Date: 5/30, 2018

Ishia Eshaya

Grantor: Ishia Eshaya

Subscribed and sworn to before me this 30th day of May, 2018

Marcia Stevens

Notary Public

My Commission Expires: 7/2/19



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 a Class A misdemeanor for subsequent offenses.

UNOFFICIAL COPY

GRANTOR STATEMENT

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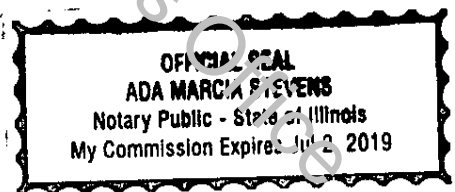
Date: ^{H.E} 5-30-18, 2018

Hana Eshaya
Grantor: Hana Eshaya

Subscribed and sworn to before me this 30th day of May, 2018

Ada Marcia Stevens
Notary Public

My Commission Expires: 7/2/19



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 a Class A misdemeanor for subsequent offenses.

UNOFFICIAL COPY

GRANTOR STATEMENT

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.

Date: 5/30, 2018

Lina Eshaya

Grantor: **Lina Eshaya, not individually but solely as Trustee**

Subscribed and sworn to before me this 30th day of May, 2018

Ada Marcia Stevens
Notary Public

My Commission Expires: 7/2/19



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 a Class A misdemeanor for subsequent offenses.

UNOFFICIAL COPY

GRANTEE STATEMENT

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: 5/30, 2018

Ishia Eshaya
Grantor: Ishia Eshaya

Subscribed and sworn to before me this 30th day of May, 2018

Ada Marcia Stevens
Notary Public
My Commission Expires: 7/2/19



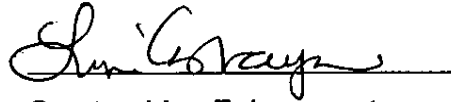
Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and a Class A misdemeanor for subsequent offenses.

UNOFFICIAL COPY

GRANTEE STATEMENT

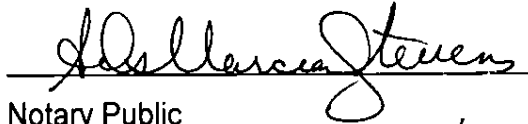
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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: 5/30, 2018



Grantor: **Lina Eshaya, not individually but solely as Trustee**

Subscribed and sworn to before me this 30th day of May, 2018



Notary Public

My Commission Expires: 7/2/19



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 a Class A misdemeanor for subsequent offenses.



U06715386

1371 6/6/2018 81068760/1

UNOFFICIAL COPY

AFFIDAVIT – PLAT ACT

RECORDER OF COOK COUNTY

STATE OF ILLINOIS)

ss

COUNTY OF COOK)

Ishia Eshaya, being duly sworn on oath, states that he resides at 3959 W Loyola Ave, Lincolnwood, IL 60712 that the attached deed is not in violation of 765 ILCS 205/1 for one of the following reasons:

- ✓ 1. The sale or exchange is of an entire tract of land not being a part of a larger tract of land
- 2. The division or subdivision of the land is into parcels or tracts of five acres or more of size, which does not involve any new streets, or easements of access.
- 3. The division is of lots or blocks of less than one acre in any recorded subdivision, which does not involve any new streets or easements of access.
- 4. The sale or exchange of land is between owners of adjoining and contiguous land.
- 5. The conveyance is of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
- 6. The conveyance is of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
- 7. The conveyance is of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
- 8. The conveyance is made to correct descriptions in prior conveyances.
- 9. The sale or exchange is of parcels or tracts of land following the division into no more than two parts of a particular parcel or tract of land existing on July 17, 1959, and not involving any new streets or easements of access.
- 10. The sale is of a single lot of less than five acres from a larger tract, the dimensions and configurations of said larger tract having been determined by the dimensions and configurations of said larger tract on October 1, 1973, and no sale prior to this sale, or any lot or lots from said larger tract having taken place since October 1, 1973, and a survey of said single lot having been made by a registered land surveyor.

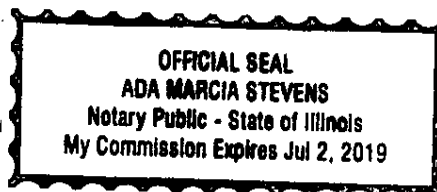
CIRCLE THE NUMBER OF ALL APPLICABLE STATEMENTS ABOVE.

Affiant further states that he makes this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording, and that all local requirements applicable to the subdivision of land are met by the attached deed and the tract described therein.

Ishia Eshaya
Ishia Eshaya

SUBSCRIBED AND SWORN to before me this 30th day of May, 2018.

Ada Marcia Stevens
Notary Public
My commission expires: 7/2/19



UNOFFICIAL COPY

THIS INSTRUMENT PREPARED BY
AND WHEN RECORDED RETURN TO:

**VILLAGE OF LINCOLNWOOD
CERTIFICATE OF PAYMENT
OF WATER SERVICE CHARGES AND OTHER MONETARY CHARGES
OWED THE VILLAGE**

The undersigned, Director of Finance or his designee for the Village of Lincolnwood, Cook County, Illinois, certifies that the water service charges, plus penalties for delinquent payments, if any, and other monetary charges owed the Village by the property owner for the following described property have been paid in full as of the date of issuance set forth below.

Title Holder's Name: Ishia Eshaya, Hana Eshaya, and Lina Eshaya Trustee

Mailing Address: 3959 Loyola

Lincolnwood, IL 60712

Telephone No.: _____

Attorney or Agent: _____

Telephone No.: _____

Property Address: 3959 Loyola

Lincolnwood, IL 60712

Property Index Number (PIN): 10-35-323-001-0000

Water Account Number: 005627-000

Date of Issuance: 07/03/2018

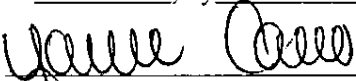
State of Illinois)
County of Cook)

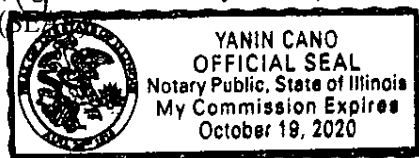
VILLAGE OF LINCOLNWOOD

This instrument was acknowledged before me
on 07/03/2018, by Yanin Cano

By: 

Robert Merkel,
Finance Director


(Signature of Notary Public)



THIS CERTIFICATE IS GOOD FOR ONLY 20 DAYS AFTER THE DATE OF ISSUANCE.