

QUITCLAIM DEED

PREPARE BY:
DASHRATH THAKKAR
1099 E RANDVILLE DR
PALATINE, IL 60074-2909

MAIL TO:
DASHRATH THAKKAR
1099 E RANDVILLE DR
PALATINE, IL 60074-2909

SEND TAX BILL TO:
DASHRATH THAKKAR
1099 E RANDVILLE DR
PALATINE, IL 60074-2909



Doc# 1831934006 Fee \$40.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 11/15/2018 09:29 AM PG: 1 OF 2

For and in consideration of Ten & no/100ths Dollars (\$10.00) and other valuable and sufficient consideration in hand paid, the GRANTOR, **Dashrath Thakkar and Alka D. Thakkar, Husband and wife, as tenants by the entirety**

Hereby, CONVEY RELEASE and QUITCLAIM to the GRANTEEES, **Dashrath Thakkar and Alka D. Thakkar, Husband and wife and Hardik Thakkar, married man, as Joint Tenants.**

All interest the GRANTORS now have in the real estate located at 1099 E. Randville Dr. Palatine, IL 60074-2909 and having the following P.I.N. identifier: **02-12-102-051-0000 Vol. 148,**

FIRST AMERICAN TITLE
FILE# 2936101

And legally described as:

PARCEL 1: THE NORTH 27.27 FEET OF THE SOUTH 223.34 FEET OF THE WEST 40.77 FEET OF THE EAST 848.37 FEET, TOGETHER WITH THE NORTH 16.79 FEET OF THE SOUTH 1212.86 FEET OF THE WEST 38.21 FEET OF THE EAST 807.60 FEET, ALL AS MEASURED ALONG AND PERPENDICULAR TO THE SOUTH LINE, OF THE NORTHWEST QUARTER OF SECTION 12, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENT FOR INGRESS AND EGRESS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH AND DEFINED IN THE DECLARATION FILED AS DOCUMENT NUMBER LR2900238, ALL IN COOK COUNTY, ILLINOIS.

SUBJECT ONLY TO: general real estate taxes not due and payable at the time of closing; covenants, conditions, restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the property.

THIS TRANSFER IS EXEMPT FROM TRANSFER TAX UNDER PROVISIONS OF SECTION 31-45, PARAGRAPH E, OF THE ILLINOIS REAL ESTATE TRANSFER TAX LAW.

Dated

[Signature]

Dashrath Thakkar

[Signature]

Alka D. Thakkar

Exempt under provisions of
Paragraph E, Section 31-45,
Property Tax Code.

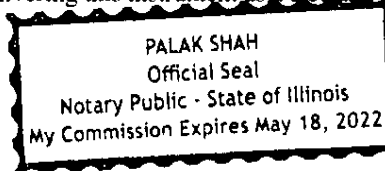
10/29/18

Date *[Signature]*
Buyer, Seller or Representative

I, the undersigned, a Notary Public in and for the County of Cook, in the State of Illinois, certify that **Dashrath Thakkar and Alka D. Thakkar** are 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 signing and delivering this instrument as a free and voluntary act for the uses and purposes therein set forth.

Dated 10/29/18

My commission expires 05/18/22



UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE

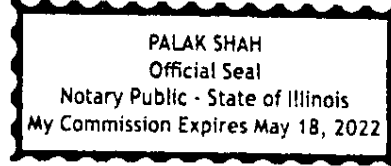
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown in the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire or hold title to real estate 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.

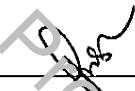
Dated 29th, October 2018

Signature: 
Grantor or Agent **Dashrath Thakkar**

Subscribed and sworn to before me

This 29th, October 2018



Notary Public 

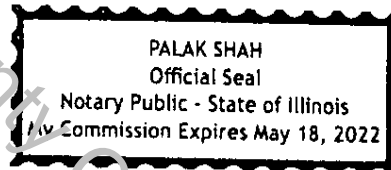
The grantee or his agent affirms and verifies that the name of the grantee shown in the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire or hold title to real estate in Illinois, or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


Dated 29th, October 2018

Signature: 
Grantee or Agent **Hardik Thakkar**

Subscribed and sworn to before me

This 29th, October 2018



Notary Public 

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.)