

UNOFFICIAL COPY

Quit Claim Deed TENANCY BY THE ENTIRETY

This Instrument prepared by
And after recording mail to:

John N. Skoubis, Esq.
Skoubis & Mantas, LLC
1300 W. Higgins Rd. Ste. 209
Park Ridge, Illinois 60068



19079160790

Doc# 1907916079 Fee \$44.00

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

AFFIDAVIT FEE: \$2.00

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 03/20/2019 02:48 PM PG: 1 OF 4

Above Space for Recorder's Use Only

THE GRANTORS, **ART SELLAS and VICKI SELLAS, husband and wife, of 315 S. Evanston, Arlington Heights, Illinois 60004**, for and in consideration of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations in hand paid, **CONVEY and QUIT CLAIM** to **ART SELLAS and VICKI SELLAS of 315 S. Evanston, Arlington Heights, Illinois 60004** not as Joint Tenants, nor as Tenants in Common, but as **TENANTS BY THE ENTIRETY**, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE EXHIBIT A -LEGAL DESCRIPTION
ATTACHED AND MADE A PART HEREOF

P.I.N.: 03-33-221-002-0000

c/k/a: 315 S. Evanston, Arlington Heights, Illinois 60004

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 SAID PREMISES** as Husband and Wife, not as Joint Tenants nor as Tenants in Common but as **TENANTS BY THE ENTIRETY** forever.

**EXEMPT UNDER PROVISIONS OF PARAGRAPH (e)
35 ILCS 200/31-45, PROPERTY TAX CODE
AND COOK COUNTY ORD. 93-0-28 PAR 4.**



1/31/19
Date

John N. Skoubis
Buyer, Seller or Representative

Dated this 31 day of January, 2019

Art Sellas (SEAL)
ART SELLAS

Vicki Sellas (SEAL)
VICKI SELLAS

REAL ESTATE TRANSFER TAX		20-Mar-2019
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

03-33-221-002-0000 | 20190301617985 | 0-927-909-280

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State of Illinois }
 }
 } ss
 County of Cook }

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that ART SELLAS and VICKI SELLAS, husband and wife, 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 said instrument as their 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 31st day of January, 2019

John N Skoubis

 NOTARY PUBLIC

My Commission Expires: _____

SEND SUBSEQUENT TAX BILLS TO:

ART AND VICKI SELLAS
 315 S. EVANSTON
 ARLINGTON HEIGHTS, ILLINOIS 60004



Property of Cook County Clerk's Office

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EXHIBIT A

LEGAL DESCRIPTION

LOT 25 IN STOLTZNER'S GREENVIEW ESTATES FOURTH ADDITION, BEING A SUBDIVISION OF PART OF THE EAST ½ OF THE EAST ¼ OF THE NORTHWEST ¼ OF SECTION 33, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF REGISTERED IN THE OFFICE OF THE REGISTRAR OF THE TITLES OF COOK COUNTY, ILLINOIS, ON SEPTEMBER 7, 1959 AS DOCUMENT NUMBER 1890125, IN COOK COUNTY, ILLINOIS.

PIN: 03-33-221-002-0000

CKA: 315 S. EVANSTON AVE., ARLINGTON HEIGHTS, IL 60004

Property of Cook County Clerk's Office

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GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE AS REQUIRED BY SECTION 35 ILCS 200/31-47

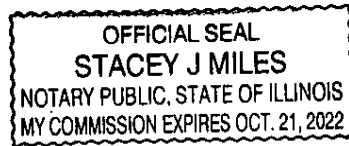
The GRANTOR or his/her Agent affirms that, to the best of his/her knowledge, the name of the GRANTEE shown on the Deed or Assignment of Beneficial Interest (ABI) in a Land Trust is either a natural person, an Illinois Corporation or foreign corporation authorized to do business or acquire and hold title 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 title to real estate under the laws of the State of Illinois.

Date: 3-14-19

Signature: [Signature]
GRANTOR or AGENT

SUBSCRIBED and SWORN to
before me by the said GRANTOR on
this 14th day of April, 2019

[Signature]
Notary Public



The GRANTEE or his/her 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 title to real estate under the laws of the State of Illinois.

Date: 3-14-19

Signature: [Signature]
GRANTEE or AGENT

SUBSCRIBED and SWORN to
before me by the said GRANTOR on
this 14th day of April, 2019

[Signature]
Notary Public



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 the provisions of **SECTION 4** of the **Illinois Real Estate Transfer Tax Act: (35 ILCS 200/Art.31)**)