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1926317146

Doc# 1926317146 Fee \$88.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 09/20/2019 03:48 PM PG: 1 OF 3

QUITCLAIM DEED

(ILLINOIS)

The Above Space for Recorder's Use Only

Doreen Mermelstein, Trustee of the Marvin Mermelstein Family Trust, **GRANTOR**, for and in consideration of TEN AND 00/100 (\$10.00) DOLLARS, and other good and valuable consideration in hand paid, **CONVEYS AND QUITCLAIMS** to Doreen Mermelstein or Successor, as Trustee of the Marvin Mermelstein GRAT Remainder Trust, of 6500 N. Hamlin, Lincolnwood, Illinois 60712, **GRANTEE**, with full power and authority to sell, convey, mortgage, and grant or encumber both the legal and beneficial interest in the Real Estate conveyed hereunder, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LEGAL DESCRIPTION:

LOTS 35 AND 36 IN CALIFORNIA SHERWIN ADDITION TO ROGERS PARK, A SUBDIVISION OF THE NORTH 1/2 OF THE NORTH 1/2 OF THE SOUTH EAST 1/4 OF THE SOUTH WEST 1/4 (EXCEPT THE WEST 5 ACRES) IN SECTION 25, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

SUBJECT TO: General Taxes for 2019 and subsequent years, covenants, conditions and restrictions and easements of record, if any.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption laws of the State of Illinois.

Permanent Real Estate Index Number(s): 10-25-320-011-0000 and 10-25-320-012-0000

Address(es) of Real Estate 2821-25 W. Jarvis Avenue, Chicago, Illinois 60645

EXEMPT UNDER THE PROVISIONS OF
35 ILCS SECTION 200/31-45,
PARAGRAPH (e)
REAL ESTATE TRANSFER TAX ACT

[Signature] 08-13-19
ATTORNEY DATE

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DATED this 13th day of August, 2019.

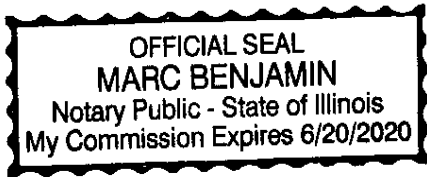
Marvin Mermelstein Family Trust

By: *Doreen Mermelstein*
Doreen Mermelstein, Trustee

STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

The undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Doreen Mermelstein, 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 she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and Notarial seal this 13th day of August, 2019.




Marc Benjamin
Notary Public
My Commission expires: 06/20/2020



This instrument prepared from information submitted by the parties by Marc A. Benjamin

MAIL TO:
Marc A. Benjamin, Esq.
Benjamin Gussin & Associates
801 Skokie Boulevard, Suite 100
Northbrook, Illinois 60062

SEND SUBSEQUENT TAX BILLS TO:
Doreen Mermelstein, Trustee
6500 North Hamlin
Lincolnwood, Illinois 60712

| REAL ESTATE TRANSFER TAX | | 20-Sep-2019 |
|--|---------------|---------------|
|  | CHICAGO: | 0.00 |
| | CTA: | 0.00 |
| | TOTAL: | 0.00 * |

10-25-320-011-0000 | 20190901695495 | 0-027-867-744

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

10-25-320-011-0000 | 20190901695495 | 1-067-670-112

* Total does not include any applicable penalty or interest due.

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STATEMENT BY GRANTOR AND GRANTEE

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 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.

Dated 8/19, 2019

Signature: *Mae Bryan*
Grantor or Agent

Subscribed and Sworn to before me by the said individual this 19th day of Aug, 2019.
Susan D. Hirsch
Notary Public

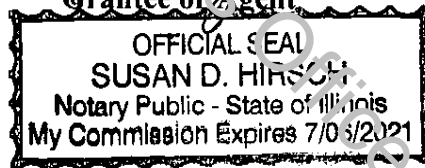


The **Grantee** or his Agent affirms and verifies that the name of the **Grantee** shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 8/19, 2019

Signature: *Mae Bryan*
Grantee or Agent

Subscribed and Sworn to before me by the said individual this 19th day of Aug, 2019.
Susan D. Hirsch
Notary Public



Note: Any person who knowingly submits a false statement concerning the identity of **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.)