UNOFFICIAL COPY

QUIT CLAIM DEED TENANTS IN COMMON

MAIL TO: NIMISHA A. JOSHI 6635 N. SEELEY AVE., #2N CHICAGO, IL 60645

NAME & ADDRESS OF TAXPAYER:

NIMISHA A. JOSHI 6635 N. SEFCEY AVE., #2N CHICAGO, IL 39645 Doc#. 2020639229 Fee: \$98.00

Edward M. Moody

Cook County Recorder of Deeds
Date: 07/24/2020 02:54 PM Pg: 1 of 3

Dec ID 20200601604646 ST/CO Stamp 1-208-373-984 City Stamp 0-651-645-664

THE GRANTOR, IUSHPA PATEL, widow of Jayanti Patel, of Chicago, Il, for and in consideration of TEN (\$10.00) DOLLARS and other good and valuable consideration in hand paid, CONVEY and QUIT CLAIM to as follows: an padivided 34% to NIMISHA A. JOSHI, of 15608 Yarberry Dr., Roanoke, TX 76262; an undivided 44% to VINITA M. PATEL of 1 Bridle Path Ln., Methuen, MA 01844; an undivided 5% to NARESH J. PATEL of 417 South Evergreen Avenue, Arlington Heights, Il 60005 and an undivided 17% to TRUPTI PATEL of 3628 Saratoga Downs Way, Keller, TX 76244, not as joint tenants but as TENANTS IN COMMON, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

Unit 2N in 6633-35 NORTH SEELEY CONDO MINIUM, as delineated and defined on the Plat of Survey of the following described parcel of real est ite:

PARCEL 1:

LOT 28 (EXCEPT THE SOUTH 6 FEET THEREOF) AND THE SOUTH 24.50 FEET OF LOT 29 IN ROBEY EDGEWATER GOLF CLUB ADDITION TO ROGER'S PARK, BEING A SUBDIVISION OF PART OF THE EAST 490 FEET OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 31, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINTCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Which Plat of Survey is attached as Exhibit D to the Declaration of Condominium recorded 12/02/2005 as document number 0533632000, as amended from time to time, together with the undivided percentage interest in the common elements.

PARCEL 2:

The exclusive right to use of parking space P-2N and storage space 2N, a limited common element as delineated on the survey attached to the declaration aforesaid.

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

Exempt under the provisions of paragraph E, Section 4 of the Real Estate transfer Act.

PIN: 11-31-302-097-1003

COMMON ADDRESS: 6633-35 NORTH SEELEY, UNIT 2N, CHICAGO, IL 60645.

2020639229 Page: 2 of 3

UNOFFICIAL COPY

DATED this 13th day of June 2020.

00000 0 pc - 75./ STATE OF ILLINOIS)

COUNTY OF COOK)

I, the undersigned, a notary public in and for the State and County aforesaid, do hereby certify that PUSHPA PATEL, 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 and delivered the said instrument as her free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal this 13th day of June, 2020.

Notary Public

My commission expires:

This instrument was prepared by:

TUSHAR CHOTALIA 6600 N LINCOLN AVE., #316 LINCOLNWOOD, IL 60712

> OFFICIAL SEAL TUSHAR CHOTALIA Notary Public - State of Illinois My Commission Expires 11/09/2020

OFFICIAL SEAL TUSHAR CHOTALIA Notary Public - State of Illinois My Commission Expires 11/09/2020

OFFICIAL SEAL TUSHAR CHOTALIA Notary Public - State of Illinois My Commission Expires 1477

2020639229 Page: 3 of 3

UNOFFICIAL COPY

STATEMENT OF GRANTOR/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 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.

	. A
Dated 6, 2020 Signature: Pu	isupa s putel
Gra	ntor or Agent PUSHPA PATEL
Subscribed and sworn to before	
me by the said PUSH'. PATEL	
this 13 day of JUNE .	OFFICIAL SEAL
2020 .	TUSHAR CHOTALIA
Notary Public	Notary Public - State of Illinois
	My Commission Expires 11/09/2020
	,
4	
The grantee or his agent affirms that, to the	be best of his knowledge, the name of the

The grantee or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of bene icial 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 entry recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 6-13, 2020 Signature: Grantee or Agent PUSHPA PATEL

Subscribed and sworn to before me by the said PUSHPA PATEL

this 13 day of JUNE

2020 .

Notary Public

OFFICIAL SEAL TUSHAR CHOTALI/ Notary Public - State of Illinois My Commission Expires 11/09/2020

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 AB) to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.

6/20/2005 C:\Documents and Settings\Landa Enterprises\My Documents\websites\nnnt.com files\2005 redesign\new forms\residential\statement_of_grantor.doc