

# UNOFFICIAL COPY



Chicago Title Insurance Company  
**QUIT CLAIM DEED  
ILLINOIS STATUTORY**

Doc#: 2036413407 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 12/29/2020 02:26 PM Pg: 1 of 4  
Dec ID 20201101673330

THE GRANTOR, QUEEN'S PARK OVAL ASSET HOLDING TRUST, a Delaware statutory trust, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, hereby QUIT CLAIMS and CONVEYS to U.S. BANK TRUST, N.A., NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE OF KINGSMEAD ASSET HOLDING TRUST, a Delaware statutory trust, c/o Cagan Management Group, Inc., 3856 Oakton St., Skokie, IL 60076 (GRANTEE'S address), all of its right, title and interest in the following described Real Estate situated in the County of Cook and the State of Illinois, to wit:

See attached legal description

**SUBJECT TO:**

Covenants, conditions and restrictions of record; building lines and easements; and real estate taxes for the year 2019 and subsequent years.

Permanent Real Estate Index Number: 06-19-401-046-0000; 06-19-401-047-0000

Address of the Real Estate: 705 Peck Place, Elgin, IL 60120

Dated this 23rd day of June, 2020

QUEENS PARK OVAL ASSET HOLDING TRUST

By: U.S. Bank Trust, N.A., Not In Its Individual Capacity But Solely As Owner Trustee

By: Larry A. Chambers  
Larry A. Chambers, Attorney in Fact





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PARCEL ONE: THE SOUTH 5 FEET OF LOT 16 IN BLOCK 1 OF LUDLOW AND STELFORD'S ADDITION TO ELGIN, BEING A SUBDIVISION OF PART OF THE SOUTHEAST QUARTER OF SECTION 19, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL TWO: LOT 17 IN BLOCK 1 OF LUDLOW AND STELFORD'S ADDITION TO ELGIN, BEING A SUBDIVISION OF PART OF THE SOUTHEAST QUARTER OF SECTION 19, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as 705 Peck Place, Elgin, Illinois 60120

P.I.N. 06-19-401-046-0000; 06-19-401-047-0000

Property of Cook County Clerk's Office

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## GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE

AS REQUIRED BY 605 ILCS 5/7-5020 (from Ch. 34, par. 3-5020)

### GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his 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 and hold title to real estate under the laws of the State of Illinois.

DATED: 6 | 23 | 2020

SIGNATURE: Larry A. Chambers  
GRANTOR or AGENT

**GRANTOR NOTARY SECTION:** The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public:

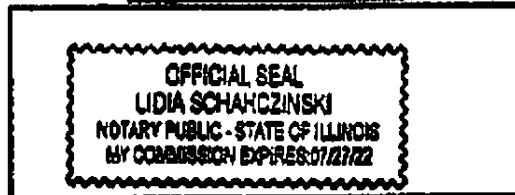
Lidia Schahczinski

By the said (Name of Grantor): Larry A. Chambers

AFFIX NOTARY STAMP BELOW

On this date of: 6 | 23 | 2020

NOTARY SIGNATURE: Lidia Schahczinski



### GRANTEE SECTION

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

DATED: 6 | 23 | 2020

SIGNATURE: Larry A. Chambers  
GRANTEE or AGENT

**GRANTEE NOTARY SECTION:** The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public:

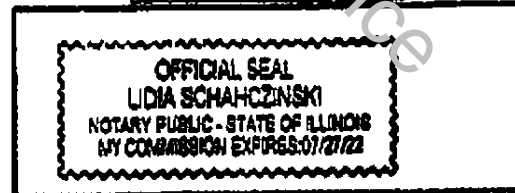
Lidia Schahczinski

By the said (Name of Grantee): Larry A. Chambers

AFFIX NOTARY STAMP BELOW

On this date of: 6 | 23 | 2020

NOTARY SIGNATURE: Lidia Schahczinski



### CRIMINAL LIABILITY NOTICE

Pursuant to Section 65 ILCS 5/7-5020(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 provisions of the Illinois Real Estate Transfer Act: (65 ILCS 208/Art. 31)