

UNOFFICIAL COPY

Doc#. 2102120248 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/21/2021 11:40 AM Pg: 1 of 2



Dec ID 20201201688379
ST/CO Stamp 0-147-453-920

National Title Solutions, Inc.

TRUSTEE'S DEED ILLINOIS STATUTORY Individual

File Number: 2020-17059

THE GRANTOR(S) Paras J. Thakkar, as trustee under the provisions of the trust dated the 14th day of October, 2016, and known as the Paras J. Thakkar and Piyancee D. Thakkar Land Trust Number 1 and every successor or successors in trust under said trust, whose address is 1985 Bridlewood Drive, Hoffman Estates, IL 60192, of the County of Cook, State of State of Illinois for and in consideration of Ten Dollars, (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S) and QUIT CLAIM(S) to Paras J. Thakkar and Piyancee D. Thakkar, husband and wife as tenants by the entirety, whose address is 1985 Bridlewood Drive, Hoffman Estates, IL 60192 of the County of Cook, State of State of Illinois. All interest in the following described Real Estate situated in the County of Cook State of State of Illinois, to wit:

LOT 100 IN BRIDLEWOOD FARM UNIT TWO, BEING A SUBDIVISION OF PART OF THE SOUTH 1/2 OF SECTION 4, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 06-04-204-004-0000

This property is the homestead of the Grantor(s),

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

To Have and to Hold, the same in fee simple forever.

GRANTOR COVENANTS with Grantee that Grantor has good right and lawful authority to sell and convey the property and Grantor warrants the title to the property for any acts of Grantor and will defend the title against the lawful claims of all persons claiming by, through or under Grantor.

(The terms "Grantor" and "grantee" herein shall be construed to include all genders and singular or plural as the context indicates.)

IN WITNESS WHEREOF, Grantor has hereunto set grantor's hand and seal the day and year first above written.

Permanent Real Estate Index Number(s): 06-04-204-004-0000

Address(es) of Real Estate: 1985 Bridlewood Drive, Hoffman Estates, IL 60192

EXEMPT UNDER PROVISIONS OF
Paragraph 2 Section 31-45
Property Tax Code:

11-17-20
Date


Buyer, Seller or Representative

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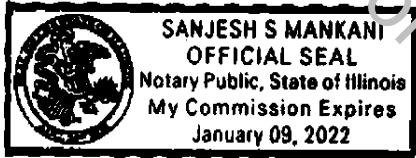
Dated this 17th day of November, 2020.

Thakkar par J.
PARAS J. THAKKAR, AS TRUSTEE

State of ILLINOIS, County of COOK

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT PARAS J. THAKKAR personally known to me to be the same person(s) whose name(s) 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 herein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 17th day of November, 2020.



S. Mankani
(Notary Public)

After Recording, Return to:

National Title Solutions, Inc.
3550 Hobson Rd. Suite 101
Woodridge, IL 60517

Prepared By;

Meghan Stokes
Law Office of Meghan Stokes LLC
4906 W Hutchinson St.
Chicago, IL 60641

Mail Tax Bill(s) To:

Paras Thakkar and Piyancee Thakkar
1985 Bridlewood Drive
Hoffman Estates, IL 60192

REAL ESTATE TRANSFER TAX

14-Dec-20



COUNTY: 0.
ILLINOIS: 0.
TOTAL: 0.

06-04-204-004-0000

| 20201201688379 | 0-147-453-92