

# UNOFFICIAL COPY

Doc# 2103221220 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 02/01/2021 01:25 PM Pg: 1 of 5

## QUIT CLAIM DEED

Statutory

THE GRANTOR,

Dec ID 20210101606922

MONICA L. ZACHACKI, AS SURVIVING  
CO-TRUSTEE UNDER THE PROVISIONS OF  
A TRUST AGREEMENT DATED  
SEPTEMBER 4, 2001, KNOWN AS THE  
PAULINE TABOR TRUST,

of the Village of Morton Grove, County of Cook,  
State of Illinois, for the consideration of TEN  
DOLLARS, and other good and valuable  
consideration in hand paid, CONVEYS and  
QUIT CLAIMS to

MONICA L. ZACHACKI AND THOMAS J.  
ZACHACKI, AS CO-TRUSTEES UNDER THE  
PROVISIONS OF A TRUST AGREEMENT  
DATED DECEMBER 23, 2020, KNOWN AS  
THE MONICA L. ZACHACKI AND THOMAS  
J. ZACHACKI REVOCABLE LIVING TRUST,

the following described real estate in the County of Cook, and State of Illinois, to wit:

**SEE LEGAL DESCRIPTION ATTACHED HERETO**

**PIN: 10-19-107-076-1002**

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

DATED this 23<sup>rd</sup> day of December, 2020

  
\_\_\_\_\_  
MONICA L. ZACHACKI, Surviving Co-Trustee

This transfer of title and conveyance herein is hereby accepted by MONICA L. ZACHACKI and  
THOMAS J. ZACHACKI, Co-Trustees of THE MONICA L. ZACHACKI AND THOMAS J.  
ZACHACKI REVOCABLE LIVING TRUST dated DECEMBER 23, 2020.

  
\_\_\_\_\_  
MONICA L. ZACHACKI, Trustee aforesaid

  
\_\_\_\_\_  
THOMAS J. ZACHACKI, Trustee aforesaid

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State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that: MONICA L. ZACHACKI, Surviving Co-Trustee, 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, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 23<sup>rd</sup> day of December, 2020

Commission expires 7-11, 2024

Christine A. Kolaczewski  
NOTARY PUBLIC



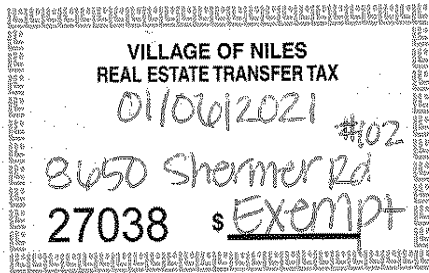
This instrument was prepared by Teresa Hoffman Liston, 5901 Dempster Street, Suite 200, Morton Grove, IL 60053

MAIL TO:  
Teresa Hoffman Liston, Esq.  
5901 Dempster Street, Suite 200  
Morton Grove, IL 60053

ADDRESS OF PROPERTY:  
8650 Shermer Road, Unit 102  
Niles, IL 60714

CAK 12-23-2020

THIS TRANSACTION IS EXEMPT UNDER THE PROVISIONS OF THE REAL ESTATE TRANSFER TAX ACT CHAPTER 120 IL REV STAT SEC. 1004 (E)



Property of Cook County Clerk's Office

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## LEGAL DESCRIPTION

### PARCEL A:

UNIT NUMBER 102 IN THE OXFORD RUN CONDOMINIUMS AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

### PARCEL 1:

LOTS 1 TO 6 AND 11 TO 14 IN DEMPSTER PARK ADDITION BEING A SUBDIVISION OF LOT 4 (EXCEPT PART TAKEN FOR DEMPSTER PARK, A SUBDIVISION OF THE NORTH 660 FEET THEREOF), MEASURED ON THE WEST LINE THEREOF IN DILG'S SUBDIVISION OF THAT PART OF THE WEST FRACTIONAL HALF LYING NORTH OF THE SOUTH 18.63 CHAINS EXCEPT THE SOUTH 1 ROD OF THAT PART LYING WEST OF THE OLD TELEGRAPH ROAD AND THAT PART OF THE EAST HALF LYING WEST OF THE NORTH BRANCH ROAD AND NORTH OF THE SOUTH 18.63 CHAINS (EXCEPT THE NORTH 3.25 CHAINS THEREOF) ALL BEING IN THE NORTHWEST QUARTER OF SECTION 19, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE VILLAGE OF NILES, IN COOK COUNTY, ILLINOIS.

### PARCEL 2:

THE EAST 1/2 OF VACATED 16 FOOT WIDE NORTHWESTERLY - SOUTHWESTERLY ALLEY LYING WEST OF AND ADJOINING LOTS 1 TO 6 IN DEMPSTER PARK ADDITION AFORESAID; ALSO THE NORTH 1/2 OF VACATED 16 FOOT WIDE EAST-WEST ALLEY LYING SOUTH OF AND ADJOINING LOTS 11 TO 14 IN DEMPSTER PARK ADDITION AFORESAID; ALSO THE WEST 1/2 OF VACATED 16 FOOT WIDE NORTHWESTERLY - SOUTHWESTERLY ALLEY LYING EAST OF AND ADJOINING LOT 11 AND THE EAST LINE OF LOT 11 EXTENDED SOUTH TO THE SOUTH LINE OF THE NORTH 1/2 OF EAST WIDE ALLEY SOUTH AND ADJOINING LOT 11 IN DEMPSTER PARK ADDITION AFORESAID; IN COOK COUNTY, ILLINOIS.

### PARCEL 3:

LOT 7 AND THE EAST 1/2 OF THE VACATED 16 FOOT WIDE NORTHWESTERLY - SOUTHWESTERLY ALLEY LYING WEST OF AND ADJOINING SAID LOT 7 EXCEPTING THEREFROM THAT PART DESCRIBED AS: BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 7; THENCE WESTERLY ALONG THE SOUTHERLY LINE AND SAID SOUTHERLY LINE EXTENDED WESTERLY OF SAID LOT A DISTANCE OF 115.9 FEET TO THE CENTER LINE OF THE VACATED ALLEY WESTERLY OF AND ADJOINING LOT 7; THENCE NORTHERLY ALONG THE CENTER LINE OF SAID VACATED ALLEY A DISTANCE OF 16.31 FEET; THENCE EASTERLY ALONG A STRAIGHT LINE A DISTANCE OF 117.04 FEET TO THE POINT OF BEGINNING IN DEMPSTER PARK ADDITION BEING A SUBDIVISION OF LOT 4 (EXCEPT PART TAKEN FOR DEMPSTER PARK, A SUBDIVISION OF THE NORTH 660 FEET THEREOF) MEASURED ON THE WEST LINE THEREOF IN DILG'S SUBDIVISION OF THAT PART OF THE WEST FRACTIONAL HALF LYING NORTH OF THE SOUTH 18.63 CHAINS EXCEPT THE SOUTH 1 ROD OF THAT PART LYING WEST OF THE OLD TELEGRAPH ROAD AND THAT PART OF THE EAST HALF LYING WEST OF THE NORTH BRANCH ROAD AND NORTH OF THE SOUTH 18.63 CHAINS (EXCEPT THE NORTH 3.25 CHAINS THEREOF) ALL BEING IN THE NORTHWEST QUARTER OF SECTION 19, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE VILLAGE OF NILES, IN COOK COUNTY, ILLINOIS.

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PARCEL 4:

THAT PART OF LOT 17 IN CHESTERFIELD NILES RESUBDIVISION UNIT 3 BEING A RESUBDIVISION OF PART OF THE NORTHWEST QUARTER OF SECTION 19, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH LIES NORTHERLY OF A STRAIGHT LINE DRAWN FROM A POINT ON THE WEST LINE OF SAID LOT 17 WHICH IS 41.34 FEET SOUTH OF THE NORTHWEST CORNER OF SAID LOT 17 TO A POINT IN THE CENTER LINE OF THE VACATED ALLEY LYING WESTERLY OF AND ADJOINING LOT 7 IN DEMPSTER PARK ADDITION (ACCORDING TO THE PLAT THEREOF RECORDED APRIL 11, 1928, AS DOCUMENT 9983855) SAID POINT BEING 16.31 FEET NORTHERLY OF THE SOUTHERLY LINE OF SAID LOT 7 EXTENDED WESTERLY, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED TO THE DECLARATION MADE BY ASSOCIATED BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED JULY 1, 1996 AND KNOWN AS TRUST NUMBER 1874 AND RECORDED AS DOCUMENT NUMBER 97083933 WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

ALSO

PARCEL B:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P9 AND P10 AND STORAGE SPACE S9 AND S10 A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF OXFORD RUN CONDOMINIUMS RECORDED AS DOCUMENT NUMBER 97083933,

Property of Cook County Clerk's Office

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## STATEMENT BY GRANTOR AND GRANTEE

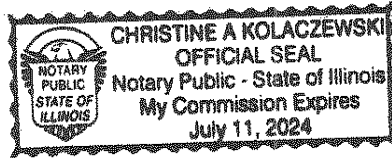
The grantor or his/her agent affirms that, to the best of his/her knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to 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.

Dated: December 23, 2020

Signature: *[Handwritten Signature]*  
Grantor or Agent

Subscribed and Sworn to before me this 23<sup>rd</sup> day of December, 2020.

*Christine A. Kolaczewski*  
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 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: December 23, 2020

Signature: *[Handwritten Signature]*  
Grantee or Agent

Subscribed and Sworn to before me this 23<sup>rd</sup> day of December, 2020.

*Christine A. Kolaczewski*  
Notary Public



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