

UNOFFICIAL COPY

**QUIT CLAIM DEED
ILLINOIS STATUTORY
INDIVIDUAL**

Doc#: 2104739077 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 02/16/2021 09:12 AM Pg: 1 of 5

Dec ID 20210101622770
ST/CO Stamp 1-625-753-616

THE GRANTOR(S) **Bella Kantorovich, a widow, Igor Edgar Kantorovich, unmarried man and Alexander Kantorovich, a married man*** of the City of Palatine, County of Cook, Illinois, for and in consideration of Ten and NO/00 (\$10) in hand paid, CONVEY(S) and QUIT CLAIM(S) to **Igor Edgar Kantorovich, Alexander Kantorovich and Bella Kantorovich, as joint tenants** of the City of Palatine, County of Cook, Illinois the following described real estate situated in the County of Cook in the State of Illinois, to wit:

See Attached Legal Description

***NOT HOMESTEAD PROPERTY AS TO SPOUSE OF ALEXANDER KANTOROVICH**

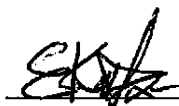
SUBJECT TO:

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): **02-12-200-021-1035**

Address of Real Estate: **1243 E. Baldwin Lane, Unit 306, Palatine, IL 60074**

Dated this 26 day of December 2020.



Igor Edgar Kantorovich



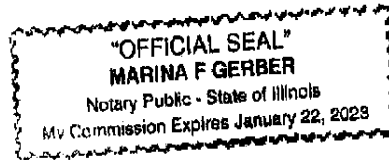
Alexander Kantorovich



Bella Kantorovich

UNOFFICIAL COPYSTATE OF ILLINOIS, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Igor Edgar Kantorovich, Alexander Kantorovich and Bella Kantorovich** personally known to me to be the persons 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 therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 26 day of December 2020.Marina F. Gerber (Notary Public)

Prepared By:
 Doug Forst
 Attorney at Law
 Douglas R. Forst, Ltd.
 P.O. Box 513,
 Warrenville, IL 60555

Mail To:

Alexander Kantorovich
 1243 E. Baldwin Lane, Unit 306, Palatine, IL 60074

Name and Address of Taxpayer/Address of Property:

Alexander Kantorovich
 1243 E. Baldwin Lane, Unit 306, Palatine, IL 60074

Exempt under the provisions of 35 ILCS/31-45 E of the
 Real Estate Transfer Tax Law

A handwritten signature in black ink, appearing to be "D. Forst", written over a horizontal line.

12/26/2020

Date

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LEGAL DESCRIPTION:

PARCEL 1:

UNIT 306 IN SAN TROPAL CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THAT PART OF THE SOUTH 780.0 FEET, AS MEASURED AT RIGHT ANGLES OF THE SOUTH LINE THEREOF, OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 12, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 23448135 AS AMENDED FROM TIME TO TIME TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

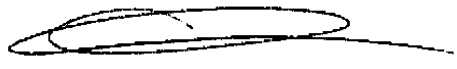
EASEMENTS FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1, AS DEFINED AND SET FORTH IN MASTER DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS AND EASEMENTS FOR SAN TROPAL PLANNED RESIDENTIAL DEVELOPMENT, MADE BY CHICAGO TITLE AND TRUST COMPANY, AS TRUSTEE UNDER TRUST NUMBER 1067400, DATED MARCH 31, 1976 AND RECORDED APRIL 12, 1976 AS DOCUMENT NUMBER 23448134, AND CREATED BY DEED FROM CHICAGO TITLE AND TRUST COMPANY, AS TRUSTEE UNDER TRUST NUMBER 1067400, TO EUGENE J. WULBERT DATED SEPTEMBER 3, 1976 AND RECORDED SEPTEMBER 8, 1976 AS DOCUMENT NO. 23627629, IN COOK COUNTY, ILLINOIS.

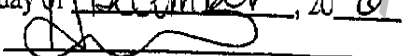
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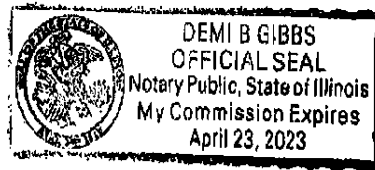
STATEMENT BY GRANTOR AND GRANTEE

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 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 12/20, 2020

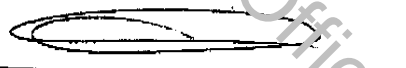
Signature: 
Grantor or Agent

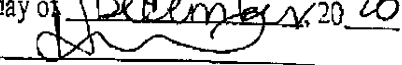
Subscribed and sworn to before me
By the said Bella Kantorovich
This 20 day of December, 2020
Notary Public 

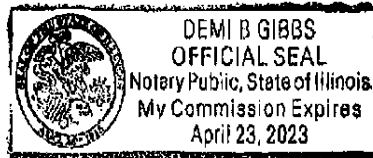


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 12/20, 2020

Signature: 
Grantee or Agent

Subscribed and sworn to before me
By the said Laok Edgar Kantorovich
This 20 day of December, 2020
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.)

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REAL ESTATE TRANSFER TAX

25-Jan-2021



COUNTY:
ILLINOIS:
TOTAL:

0.00
0.00
0.00

02-12-200-021-1035

20210101622770

1-625-753-616

Property of Cook County Clerk's Office