

UNOFFICIAL COPY

Prepared By

Name: Mohammad Taheruddin
Address: 1459 Fox path Ln

State: Hoffman Est Zip Code: 60192

After Recording Return To

Name: Nikhath Taheruddin
Address: 730 Hill Dr # 107

State: Hoffman Estates Zip Code: 60169



2104847033

Doc# 2104847033 Fee \$88.00

RHSP FEE: \$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 02/17/2021 03:30 PM PG: 1 OF 4

Space Above This Line for Recorder's Use

ILLINOIS QUIT CLAIM DEED

STATE OF ILLINOIS

COOK COUNTY

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of

ONE dollar and zero cents 1.00) in hand paid to

Mohammad Taheruddin a citizen, residing at 1459 Fox Path Ln, Hoffman Est IL 60192

County of COOK, City of Hoffman Estates, State of Illinois

(hereinafter known as the "Grantor(s)") hereby quitclaims to Nikhath Taheruddin

a citizen, residing at 730 Hill Dr, Hoffman Est, County of COOK,

City of Hoffman Estates, State of IL (hereinafter known as the

"Grantee(s)") all the rights, title, interest, and claim in or to the following described real

estate, situated in COOK County, Illinois to-wit:

550 Mesa Dr, unit #301¹⁰⁻

Hoffman Estates, IL 60169

Tax Parcel ID#: 07-16-200-046-1271

[INSERT LEGAL DESCRIPTION HERE OR ATTACH AND INSERT]

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

To have and to hold, the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever for the said first party, either in law or equity, to the only proper use, benefit and behoof of the said second party forever.

Exempt under provisions of Paragraph a3

e

01/15/2021

Date.

Nikhath Taheruddin Page 1 of 2

Buyer, seller or Representative

UNOFFICIAL COPY

REAL ESTATE TRANSFER TAX 17-Feb-2021



COUNTY: 0.00
ILLINOIS: 0.00
TOTAL: 0.00

07-16-200-046-1271 | 20210201638877 | 0-259-787-792

Mohammad Taheruddin
Grantor's Signature

Mohammad Taheruddin
Grantor's Name

1459 Fox Path Ln
Address

Hoffman Estates, IL 60192
City, State & Zip

Nikhat Taheruddin
Grantee's Signature

Nikhat Taheruddin
Grantee's Name

730 Hill Dr # 107
Address

Hoffman Estates IL 60169
City, State & Zip

In Witness Whereof,

Soledad Gonzalez
Witness's Signature

Soledad Gonzalez
Witness's Name

140 N. BARRINGTON RD.
Address

SPRINGWOOD, IL 60107
City, State & Zip

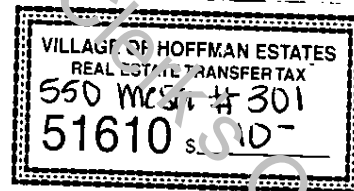
Janneth Ramos
Witness's Signature

JANNETH RAMOS
Witness's Name

140 N BARRINGTON RD.
Address

SPRINGWOOD IL 60107.
City, State & Zip

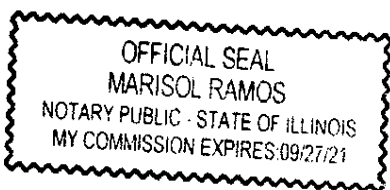
STATE OF ILLINOIS
COUNTY OF COOK



I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Mohammad Taheruddin & Nikhat Taheruddin whose names are signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they, executed the same voluntarily on the day the same bears date.

Given under my hand this 15th day of January, 2021.

Marisol Ramos
Notary Public



My Commission Expires: 09-27-2021



550 Mesa Drive #301

UNOFFICIAL COPY

VIN # 07-16-200-046-1271

UNIT NUMBER 10-301 IN STEEPLE HILL CONDOMINIUM, AS DELINEATED UPON THE SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 1 OF HOFFMAN ESTATES APARTMENTS, A SUBDIVISION IN THE NORTHEAST 1/4 OF SECTION 16, TOWNSHIP 41 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT 'B' TO THE DECLARATION OF CONDOMINIUM OWNERSHIP AND OF COVENANTS, EASEMENTS AND RESTRICTIONS RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 25288100; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Property of Cook County Clerk's Office

GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE
AS REQUIRED BY SECTION 35 ILCS 200/31-47

UNOFFICIAL COPY

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 title to real estate under the laws of the State of Illinois.

DATED: 02 15 2021

SIGNATURE: [Signature]
GRANTOR or AGENT

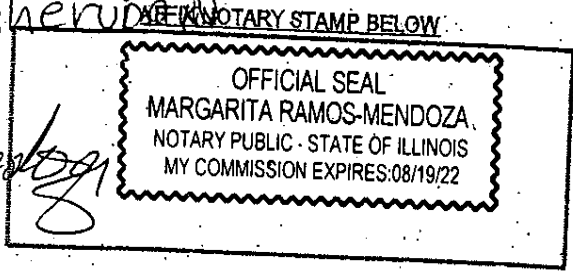
GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

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

By the said (Name of Grantor): Mohammad Taheruddin

On this date of: 02 15 2021

NOTARY SIGNATURE: [Signature]



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 title to real estate under the laws of the State of Illinois.

DATED: 02 15 2021

SIGNATURE: [Signature]
GRANTEE or AGENT

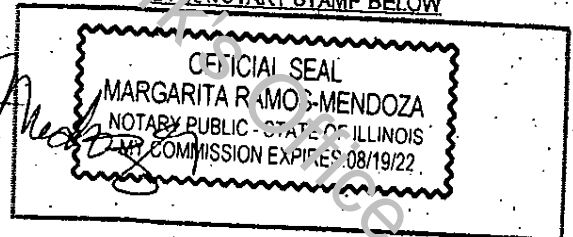
GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

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

By the said (Name of Grantee): Nikhil S Taheruddin

On this date of: 02 15 2021

NOTARY SIGNATURE: [Signature]



CRIMINAL LIABILITY NOTICE

Pursuant to Section 55 ILCS 5/3-5020(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 **SECTION 4** of the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**)