



QUIT CLAIM DEED
GENERAL
STATUTORY (ILLINOIS)

Doc# 2106319071 Fee \$88.00

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

KAREN A. YARBROUGH
COOK COUNTY CLERK

DATE: 03/04/2021 04:24 PM PG: 1 OF 3

CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

THE GRANTOR(S) (NAME AND ADDRESS)

Mane Knezevich and Ann Knezevich,
his wife, of 11555 S. Avenue H
Chicago, Illinois 60617

(The Above Space is For Recorder's Use Only)

Of the City of Chicago, in the County of Cook,
State of Illinois, for and in consideration of TEN AND NO/100 DOLLARS (\$10.00) in hand paid,
CONVEYS and QUIT CLAIMS to the GRANTEE(S): (NAME AND ADDRESS) Mane M. Knezevich, Trustee of The
Mane M. Knezevich Revocable Trust dated November 20, 2020, and Ann Knezevich, Trustee
of The Ann Knezevich Revocable Trust dated November 20, 2020, each as to an undivided
50% interest of 11555 S. Avenue H, Chicago, Illinois 60617
AS (YOU MUST STRIKE OUT OR LINE THROUGH TWO OF THE THREE) (1) Tenants in Common**; ~~(2) Joint Tenants with~~
~~Right of Survivorship~~; or (3) ~~as Tenants by the Entirety for Married persons ONLY~~, any and all of their interest(s) in the following
described Real Estate situated in the County of Cook, in the State of Illinois, to wit: (See reverse side for legal
description.)

The Grantors hereto hereby release and waive all rights and by virtue of the Homestead Exemption Laws of the State of Illinois.

** For TENANTS IN COMMON (Please List ALL TENANTS AND THEIR PERCENTAGE INTEREST (if NOT equal percentages))

Permanent Index Number (PIN): 25-12-445-025-0000 & 25-12-445-026-0000

Address (s) of Real Estate: 10516 - 10520 S. Bensley Avenue, Chicago, IL 60617

DATED this 21st day of November 2020

PLEASE
PRINT OR
TYPE NAME(S)
BELOW
SIGNATURE(S)

[Signature]
MANE KNEZEVICH

(SIGNATURE)

[Signature]
ANN KNEZEVICH

(SIGNATURE)

(SIGNATURE)

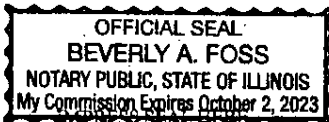
(SIGNATURE)

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
(INSERT GRANTOR(S) NAME(S))

Mane Knezevich and Ann Knezevich, his wife

Who are 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 therein set forth, including the releases and waiver of the right
of homestead.



Given under my hand and official seal, this 21st day of November 2020
Commission expires 10-02-2023

Notary Public

This instrument was prepared by Baron D. Harmon, Favil David Berns & Associates, 30 E. North Ave., Northlake, IL 60164

(NAME AND ADDRESS)

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UNOFFICIAL COPY

Legal Description

of premises commonly known as 10516 S. Bensley Avenue, Chicago, IL 60617


The South 1/2 of Lot 7, and all of Lots 8 and 9, and Lot 10 (except the South 13 feet of said Lot 10) in Block 5 in Nix's Addition to South Chicago in the South East 1/4 of the South East 1/4, South of the Indian Boundary Line in Section 12, Township 37 North, Range 14, East of the Third Principal in Cook County, Illinois.

NO TAXABLE CONSIDERATION



- I hereby declare that the attached Deed represents a transaction exempt from taxation under the Chicago Transaction Tax Ordinance by Paragraph (e) of Section 200.1-2B6 of said Ordinance.
- Exempt under provisions of Paragraph e. Section 4. Real Estate Transfer Tax Act.

11-24-2020 [Signature]
Date Representative

REAL ESTATE TRANSFER TAX 04-Mar-2021

	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

REAL ESTATE TRANSFER TAX 04-Mar-2021

		COUNTY:	0.00
		ILLINOIS:	0.00
		TOTAL:	0.00

25-12-445-025-0000 | 20210201646103 | 0-259-521-552

25-12-445-025-0000 | 20210201646103 | 0-176-028-688

* Total does not include any applicable penalty or interest due.

MAIL TO {

Baron D. Harmon
Favil David Berns & Associates
(NAME)

30 E. North Ave.
(ADDRESS)

Northlake, IL 60164
(CITY, STATE AND ZIP)

SEND SUBSEQUENT TAX BILLS TO:

Mane M. Knezevich
(NAME)

1155 S. Avenue H
(ADDRESS)

Chicago, IL 60617
(CITY, STATE AND ZIP)

OR **RECORDER'S OFFICE BOX NO.** _____

UNOFFICIAL COPY

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

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: 11 | 21 | 20 21

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: Beverly A. Foss

By the said (Name of Grantor): BARON D. HARMON **AFFIX NOTARY STAMP BELOW**

On this date of: 11 | 21 | 20 21

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: 11 | 21 | 20 21

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: Beverly A. Foss

By the said (Name of Grantee): BARON D. HARMON **AFFIX NOTARY STAMP BELOW**

On this date of: 11 | 21 | 20 21

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)**)