UNOFFICIAL COPY

Doc#. 2108806221 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 03/29/2021 12:30 PM Pg: 1 of 3

Dec ID 20210301664781

QUIT-CLAIM DEED MAIL TO:
LoMonaco Law, LLC
1580 S Milwaukee Ave Suite
603
Libertyville Illinois 60048

THE GRANTOR, Bruce Rosenberg, an unmarried person of the County of Cook, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid.

FOR RECORDER'S USE ONLY

CONVEYS and QUIT CI A'MS to Bruce Rosenberg and Suzanne Bennett, as joint tenants with the rights of survivorship both unmarried people, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LEGAL DESCRIPTION:

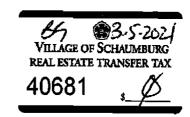
THAT PART OF LOT 13 LYING WESTURLY OF A LINE FORMING AN ANGLE OF 96 DEGREES 00 MINUTES 00 SECONDS, AS MEASURED FROM WEST TO NORTH, WITH THE SOUTH LINE OF SAID LOT 13 FROM A POINT ON SAID SOUTH LINE, 209.27 FEET, AS MEASURED ALONG SAID SOUTH LINE, WEST OF THE SOUTHEAST CORNER OF SAID LOT 13 IN TOWN AND COUNTRY'S WEATHERSFIELD, BEING A RESUBDIVISION IN THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 14, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 19, 1985 AS DOCUMENT NUMBER 85331727 AND CERTIFICATE OF CORRECTION RECORDED APRIL 11, 1986 AS DOCUMENT NUMBER 86139625, IN COOK COUNTY, ILLINOIS.

P.I.N.: 07-14-122-011

COMMONLY KNOWN AS: 611 Newbury Lane, Schaumburg, Illinois 60172

SUBJECT ONLY TO THE FOLLOWING, IF ANY: covenants, conditions, and restrictions of record so long as they do not interfere with Purchaser's use and enjoyment of the property; general real estate taxes not yet due and payable at time of closing; zoning and building ordinances; public utility easements; party wall rights and agreements. Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois

DATED this 3 day of March, 2021



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Bruce Rosenberg

Grantee/Taxpayer: Bruce Rosenberg and Suzanne Bennett: 611 Newbury Lane, Schaumburg, Illinois 60172

Preparer: Lauren LoMonaco, 1580 S. Milwaukee Ave., S-603, Libertyville, IL, 60048

STATE OF Illinois) se County of 1/2000)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Bruce Rosenberg, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his 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 notarial seal this _3 lay of March ______, 2021.

TABITHA SELDOMRIDGE Official Seal Notary Public - State of Ililnois My Commission Expires May 31, 2022 Notary Public

State of Illinois DEPARTMENT OF REVENUE

STATEMENT OF EXEMPTION UNDER REAL ESTATE TRANSFER TAX ACT

I hereby declare that the attached deed represents a transaction exempt under provisions of Paragraph E, Section 4, of the Real Estate Transfer Tax Act.

Dated this 3 day of MARCH, 2021.

Signature of Buyer-Seller or their Representative

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GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE

AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

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 and hold title to real estate under the laws of the State of Illinois

as a person and authorized to do business or acquire and hold title	ie to real estate ι	inder the laws of the State of Illinois.
DATED: MAY(VI) 8 1, 20 21	SIGNATURE:	GRANTOR OF AGENT
GRANTOR NOTARY SEC. 10.4. The below section is to be completed by	y the NOTARY who	witnesses the GRANTOR signature.
Subscribed and sworn to be ore me, Name of Notary Public:	Enca	Naumann
By the said (Name of Grantor): Pill (POSCN DEV)	enth: welle	AFFIX NOTARY STAMP BELOW
On this date of: MARCH 8 1, 20 21	7	ERICA NAUMANN
NOTARY SIGNATURE: WWW JAMES TO	- I M	Official Seal Notary Public - State of Illinois Commission Expires Jun 24, 2024
7		, _ code do opinion
GRANTEE SECTION		
The GRANTEE or her/his agent affirms and verifies that the nam	e of the GRANT	EE shown on the deed or assignment
of beneficial interest (ABI) in a land trust is either a natural person	n, an Illinois corp	oration or foreign corporation
authorized to do business or acquire and hold title to real estate i	in Illinois, a partn	ership authorized to do business or
acquire and hold title to real estate in Illinois or other entity recog	oە: nized as a per	n and authorized to do business or
acquire and hold title to real estate under the laws of the State of	Illinois.	
DATED: MAYON 8 , 20 21	SIGNATURE:	GRANTEPOZAGENI
		Contract of the second
GRANTEE NOTARY SECTION: The below section is to be completed to	by the NOTARY who	witnesses the GR/ATE? signature.
Subscribed and sworn to before me, Name of Notary Public:	Erica	Naumann_
By the said (Name of Grantee): BYULL ROSENIOLY and S	vzannyskyne	AFFIX NOTARY STAM' BELOW

CRIMINAL LIABILITY NOTICE

Pursuant to Section <u>55 ILCS 5/3-5020(b)(2)</u>, Any person who knowingly submits a false statement concerning the identity of a <u>GRANTEE</u> shall be guilty of a <u>CLASS C MISDEMEANOR</u> for the <u>FIRST OFFENSE</u>, and of a <u>CLASS A MISDEMEANOR</u>, for subsequent offenses.

On this date of: MAYON 8 , 20 7 1

NOTARY SIGNATURE: 4 WEAR MANUELLE 7.

(Attach to <u>DEED</u> or <u>ABI</u> to be recorded in Cook County, Illinois if exempt under provisions of the <u>Illinois Real Estate Transfer Act</u>: (35 ILCS 200/Art. 31)

ERICA NAUMANN Official Seal Notary Public - State of Illinois My Commission Expires Jun 24, 2024