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Doc#: 2111833024 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 04/28/2021 12:03 PM Pg: 1 of 3

QUIT CLAIM DEED

MAIL TO:

Daniel S. Garden, Esq.
3450 Oakton Street
Skokie, IL 60076

Dec ID 20210401605243
ST/CO Stamp 0-520-527-376
City Stamp 0-868-052-496

NAME & ADDRESS OF TAXPAYER:

ZEV AND RACHEL ALTER
2945 West Farwell Avenue
Chicago, IL 60645

THE GRANTOR, YESHIVA MIGDAL TORAH, INC. for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid CONVEYS and QUIT CLAIMS to ZEV AND RACHEL ALTER, husband and wife, as Tenants by the Entirety, whose address is 2945 West Farwell Avenue Chicago, IL 60645, all of its interest in the following described Real Estate situated in the County of Cook, the State of Illinois, to wit:

LOT 100 AND THE WEST 3 ½ FEET OF LOT 101 IN DEER PARK, BEING A RESUBDIVISION OF LOT 2 AND PART OF LOTS 1 AND 3 IN CIRCUIT COURT PARTITION OF THE SOUTH EAST QUARTER OF THE NORTH WEST QUARTER OF SECTION 36, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN CHICAGO, COOK COUNTY, ILLINOIS.

Permanent Index Number: 10-36-115-043-0000
Property Address: 2945 West Farwell Avenue Chicago, IL 60645

together with the tenements and appurtenances thereunto belonging,

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

YESHIVA MIGDAL TORAH, INC.

By: 

Name: Avrohom Alter
Its: President

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STATE OF ILLINOIS }
 } ss.
COUNTY OF COOK }

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that AVROHOM ALTER, is 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 severally acknowledged that she signed and delivered the said instrument as her free and voluntary act for the uses and purposes therein set forth.



Give under my hand and official seal this 31 day of March, 2021.



[Signature]

Notary Public

My Commission Expires 12/17/24

REAL ESTATE TRANSFER TAX		23-Apr-2021
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
10-36-115-043-0000 20210401605243 0-520-527-376		


EXEMPT UNDER THE PROVISIONS OF PARAGRAPH E, SECTION 4, REAL ESTATE TRANSFER ACT

[Signature]

Grantor or Agent

Date: 3/31/21

NAME & ADDRESS OF PREPARER:
Daniel S. Garden, Esq.
3450 Oakton Street
Skokie, IL 60076

REAL ESTATE TRANSFER TAX		23-Apr-2021
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *
10-36-115-043-0000 20210401605243 0-868-052-496		

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

Return To:
Wheatland Title Guaranty
105 W. Veterans Parkway, Yorkville, IL 60560
N10-HC-202100-1507
1 of 2 KRA

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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.

DATED: 04/18, 2021

SIGNATURE: Jenny Bailout
GRANTOR or AGENT

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

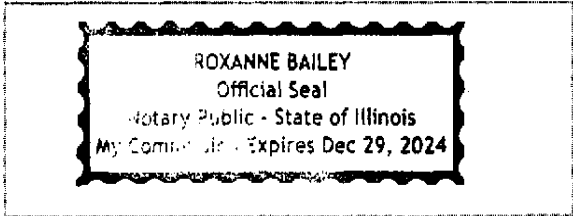
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantor): Jenny Bailout - Agent

On this date of: 04/18, 2021

NOTARY SIGNATURE: Roxanne Bailey

AFFIX NOTARY STAMP BELOW



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

DATED: 04/18, 2021

SIGNATURE: Jenny Bailout
GRANTEE or AGENT

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

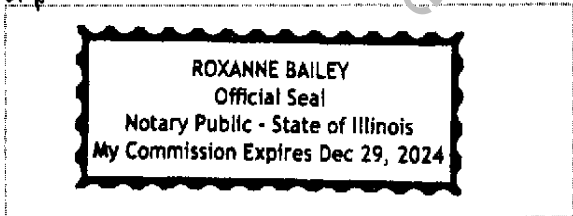
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantee): Jenny Bailout - Agent

On this date of: 04/18, 2021

NOTARY SIGNATURE: Roxanne Bailey

AFFIX NOTARY STAMP BELOW



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 the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**)