

Doc#: 2114407606 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/24/2021 01:24 PM Pg: 1 of 4

Dec ID 20210501630081
ST/CO Stamp 0-837-914-896

The Grantor, Betty S. Quintas, as Trustee of the Betty S. Quintas Trust dated May 20, 1994, for the consideration of TEN and 00/100 Dollars (\$10.00), and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, CONVEYS and QUIT CLAIMS unto Steven Quintas, Grantee, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

[SEE ATTACHED LEGAL DESCRIPTION]

Permanent Index Number: 04-26-103-044-1002

Property Address: 1925 TANGLEWOOD DR, UNIT 1C, GLENVIEW, IL 60025

Together with the tenements and appurtenances thereto belonging.

TO HAVE AND TO HOLD the same unto said Grantee, and to the proper use, benefit and behoof forever of said Grantee.

This deed is executed pursuant to and in the exercise of the power and authority granted to and vested in said trustee by the terms of said deed or deeds in trust delivered to said trustee in pursuance of the trust agreement above mentioned. This deed is made subject to the lien of every trust deed or mortgage, if any there be, of record in said county given to secure the payment of money, and remaining unreleased at the date of the delivery thereto.

This Deed is exempt from real estate transfer taxes pursuant to 35 ILCS 200/31-45, Subparagraph (e), and Cook County Ordinance 74-106, subparagraph (5).

DATED this 9 day of October 2020

Betty S. Quintas
Betty S. Quintas, as Trustee of the Betty S. Quintas Trust dated May 20, 1994

File nr: AT 210395
After recording mail to:
Altima Title, LLC.
6444 N. Milwaukee Ave.
Chicago, IL 60631
Ph. 312-651-6070

[This space intentionally blank – Notary section on next page]

UNOFFICIAL COPY

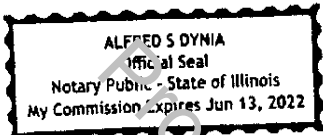
State of Illinois)

) ss:

County of Cook)

The undersigned, a notary public in and for the above county and state, certifies that Betty S. Quintas, as Trustee of the Betty S. Quintas Trust dated May 20, 1994, known to me to be the same person whose name is subscribed as Grantor to the foregoing instrument, appeared before me in person and acknowledged signing and delivering the instrument as the free and voluntary act of the Grantor, for the uses and purposes set forth therein.

Given under my hand and official seal, this 8th day of October, 2020



[Handwritten Signature]

NOTARY PUBLIC

Property of Cook County Clerk's Office

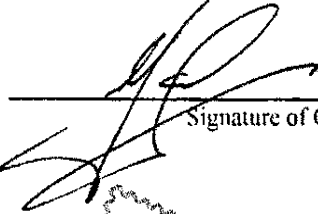
DEED PREPARED BY: Alfred S. Dynia, Alfred S. Dynia & Assocs., LLC, 710 W. Higgins, Ste. 103, Park Ridge, IL 60068
MAIL DEED AND SEND TAX BILL TO: Steven Quintas, 2345 Iroquois Dr., Glenview, IL 60026

UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE

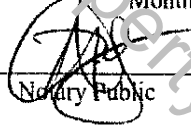
The grantor or the grantor's agent affirms that, to the best of his or her knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation, or foreign corporation authorized to do business or acquire and hold 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 and hold title to real estate under the laws of the State of Illinois.

Dated: 10-8-20



Signature of Grantor:

Subscribed and sworn to before me this
08 day of October, 2020
Day Month

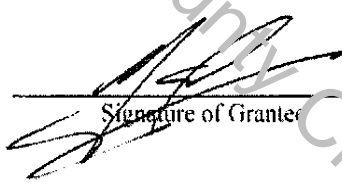


Notary Public



The grantee or the grantee's 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 and hold title to real estate under the laws of the State of Illinois.

Dated: 10-8-20

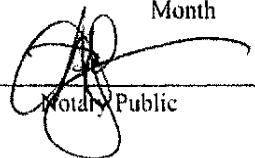


Signature of Grantee

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 ABF to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act)

Subscribed and sworn to before me this
8 day of October, 2020
Day Month



Notary Public



UNOFFICIAL COPY

File No. AT210395

EXHIBIT "A"

UNIT 1-C IN VALLEY LO CONDOMINIUM NO.7 AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

PART OF LOT 2, IN VALLEY LO-UNIT ONE, BEING A SUBDIVISION IN SECTION 26, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN;

AND AS MORE FULLY DESCRIBED IN THE AFORESAID SURVEY WHICH IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM REGISTERED FEBRUARY 3, 1969 AS DOCUMENT LR2433991, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Property Address: 1925 TANGLEWOOD DR UNIT 1C GLENVIEW, IL 60025
Parcel ID Number: 04-26-103-044-1002

This page is only a part of a 2016 ALTA® Commitment for Title Insurance issued by Old Republic National Title Insurance Company. This Commitment is not valid without the Notice, the Commitment to Issue Policy, the Commitment Conditions, Schedule A, Schedule B, Part I-Requirements, and Schedule B, Part II-Exceptions.

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Commitment for Title Insurance (8-1-2016)
Technical Correction 4-2-2018
Schedule B - Part I