

QUIT CLAIM DEED **UNOFFICIAL COPY**

Doc#: 2121712347 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/05/2021 03:24 PM Pg: 1 of 3

Dec ID 20210801627717
ST/CO Stamp 1-602-198-288

(The space above for Recorder's use only)

An unrecorded deed
THE GRANTOR(S) Darlyne Y. Kwit of the City of Palos Heights, County of Cook, State of Illinois, for and in consideration of the sum of TEN AND 00/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, **CONVEYS** and **QUIT CLAIMS** to Darlyne Y. Kwit, as Trustee under the provisions of Darlyne Y. Kwit Revocable Living Trust dated October 27, 2020 in the following described Real Estate situated in Cook County, Illinois, commonly known as 13158 Oak Hills Parkway, Unit 1B, Palos Heights, IL 60463, legally described as:

PARCEL 1:

UNIT NO. 13158-1-B AS DELINEATED ON SURVEY OF CERTAIN LOTS OR PARTS THEREOF IN BURNSIDE'S OAK HILLS COUNTRY CLUB VILLAGE SUBDIVISION UNIT 1, BEING A SUBDIVISION OF PART OF THE NORTH 985 FEET OF THE SOUTHWEST ¼ OF SECTION 36, TOWNSHIP 37 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 25, 1976 AS DOCUMENT NO. 23684697, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY BURNSIDE CONSTRUCTION COMPANY, AN ILLINOIS CORPORATION, RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NO. 23684699, TOGETHER WITH A PERCENTAGE OF THE COMMON ELEMENTS APPURTENANT TO SAID UNIT AS SET FORTH IN SAID DECLARATION, AS AMENDED FROM TIME TO TIME, WHICH PERCENTAGE SHALL AUTOMATICALLY CHANGE IN ACCORDANCE WITH AMENDED DECLARATIONS AS SAME ARE FILED OF RECORD PURSUANT TO SAID DECLARATION AND TOGETHER WITH ADDITIONAL COMMON ELEMENTS AS SUCH AMENDED DECLARATIONS ARE FILED OF RECORD IN THE PERCENTAGE SET FORTH IN SUCH AMENDED DECLARATIONS, WHICH PERCENTAGE SHALL AUTOMATICALLY BE DEEMED TO BE CONVEYED EFFECTIVE ON THE RECORDING OF EACH SUCH AMENDED DECLARATION AS THOUGH CONVEYED HEREBY IN COOK COUNTY, ILLINOIS; ALSO

PARCEL 2:

EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF EASEMENTS MADE BY BURNSIDE CONSTRUCTION COMPANY (CORPORATION OF ILLINOIS) DATED OCTOBER 01, 1976 AND RECORDED OCTOBER 25, 1976 AS DOCUMENT 23684698 AND CREATED BY THE MORTGAGE FROM GEORGE SLATER AND MARION SLATER, HIS WIFE TO CHESTERFIELD FEDERAL SAVINGS AND LOAN ASSOCIATION OF CHICAGO DATED MAY 26, 1977 AND RECORDED MAY 27, 1977 AS DOCUMENT NO. 23945566 DEED FROM BURNSIDE CONSTRUCTION COMPANY AND AS CREATED BY WARRANTY DEED DATED MAY 26, 1977 TO GEORGE SLATER AND MARION SLATER, HIS WIFE, AND RECORDED JUNE 17, 1977 AS DOCUMENT NO. 23973272 FOR INGRESS AND EGRESS IN COOK COUNTY, ILLINOIS.

SUBJECT TO: Covenants, conditions and restrictions of record; public and utility easements; and general real estate taxes for 2020 and subsequent years.

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

Permanent Index Number (PIN): 23-36-303-143-1062
Address(es) of Real Estate: 13158 Oak Hills Parkway, Unit 1B, Palos Heights, IL 60463

UNOFFICIAL COPY

Dated this 21st day of May, 2021

Darlyne Y. Kwit
Darlyne Y. Kwit

STATE OF ILLINOIS)
)ss.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Darlyne Y. Kwit, personally known to me to be the same person whose name is subscribed in the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her 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 official seal, this 21st day of May, 2021.



Mary J. Wilson
NOTARY PUBLIC

Commission expires: 11-16-2024

This instrument was prepared by: Albert J. Beaudreau, 11340 W. 159th Street, Orland Park, IL 60467

MAIL TO:

Darlyne Y. Kwit Revocable Living Trust
13158 Oak Hills Parkway, Unit 1B
Palos Heights, IL 60463

SEND SUBSEQUENT TAX BILLS TO:

Darlyne Y. Kwit Revocable Living Trust
13158 Oak Hills Parkway, Unit 1B
Palos Heights, IL 60463

THIS DOCUMENT REPRESENTS A
TRANSACTION EXEMPT UNDER THE
PROVISIONS OF SECTION 4g OR
THE REAL ESTATE TRANSFER ACT
DATED 5/21/2021

[Signature]
REPRESENTATIVE

REAL ESTATE TRANSFER TAX		04-Aug-2021
COUNTY:		0.00
ILLINOIS:		0.00
TOTAL:		0.00

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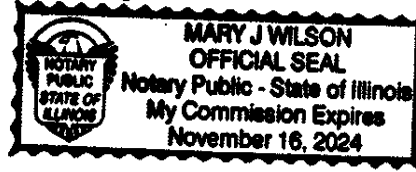
STATEMENT BY GRANTOR AND GRANTEE

The Grantor or his Agent affirms that, to the best of his 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 title to real estate under the laws of the State of Illinois.

Dated August 4, 2021

Signature: Darlyn Y. Keit
Grantor or Agent

Subscribed and sworn to before me
by the said _____
this 4th day of August, 2021
Notary Public Mary J. Wilson

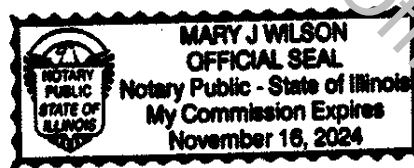


The Grantee or his Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 August 4, 2021

Signature: Darlyn Y. Keit
Grantee or Agent

Subscribed and sworn to before me
By the said _____
This 4th day of August, 2021
Notary Public Mary J. Wilson



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