

UNOFFICIAL COPY

Doc#: 2124455122 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 09/01/2021 11:49 AM Pg: 1 of 4

Dec ID 20210801657807
ST/CO Stamp 1-512-722-192
City Stamp 0-438-980-368

Return to:
Real Freedom
155 N Wacker Dr Ste 4250
Chicago, IL 60606

Drafted by: Jon Freeman
ST Financial, Inc
4300 Stevens Creek #275, San Jose, CA 95129
Phone: 408-557-0700

Send Tax Statements to: Grantee

QUITCLAIM DEED

Dated: 5/19/2021

STATE OF ILLINOIS

COUNTY OF COOK

KNOWN ALL MEN BY THESE PRESENTS, that **ST FINANCIAL, INC.** (herein called GRANTOR), whose mailing address is 4300 Stevens Creek Blvd., #275 San Jose, CA 95129, and

REAL FREEDOM, (herein called GRANTEE), whose mailing address is 155 N Wacker Dr Suite 4250, Chicago IL 60606

For and in the sum of \$0.00 DOLLARS, the receipt of which is hereby acknowledged, have given, granted, remised, conveyed and forever quitclaimed, unto the Grantee, the following real estate situated in the City of Chicago, County of Cook, State of Illinois, more particularly described as follows:

COMMONLY KNOWN AS: 10407 S STATE ST, CHICAGO, IL 60628

PERMANENT PARCEL NO: 25-15-110-003-0000

Legal Desc:

Legal Desc - Lot 52 in Penhorn's Addition to Pullman, a subdivision of Lot 1 in Block 1 and the west 590.85 feet of Lot 1 in Block 2 in subdivision of Lot 1 in subdivision of Lots 4 to 8 of Assessors Division of the west 1/2 of the northwest 1/4 and the west 1/2 of the southwest 1/4 of section 15 township 57 north, range 14, east of the Third Principal Meridian, In Cook County, Illinois.

Being the same property conveyed to ST FINANCIAL, INC. on: 8/18/2010, doc# 1023046012

TO HAVE AND TO HOLD the above granted and bargained premises, with the appurtenances thereof, unto the said GRANTEE, its heirs and assigns forever, so that neither the GRANTOR, nor its successors or assigns, nor any other person claiming through or under it, shall or will hereafter claim or demand any right

Exempt under provisions of paragraph e
Section 4 of the real estate transfer act



Grantor or Grantee Signature

05/20/21

Date

REAL ESTATE TRANSFER TAX	31-Aug-2021
CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00

25-15-110-003-0000 | 20210801657807 | 0-438-980-368

REAL ESTATE TRANSFER TAX	31-Aug-2021
COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

25-15-110-003-0000 | 20210801657807 | 1-512-722-192

* Total does not include any applicable penalty or interest due

UNOFFICIAL COPY

or title to the premises, or any part thereof, but they and everyone of them shall by these presents be excluded and barred forever.

EXECUTED this 20th day of May, 2021

ST Financial, Inc.



BY: Shafiq Taymuree
Title: President

State of California
County of Santa Clara

On _____, before me, _____ Notary Public, personally appeared Jon Freeman, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature of Notary Public

(notary seal)

see Attached

Prepared By:
Jon Freeman
ST FINANCIAL, INC
4300 Stevens Creek #275, San Jose, CA 95129
Phone: 408-557-0700

Property of Cook County Clerk's Office

UNOFFICIAL COPY

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Santa Clara

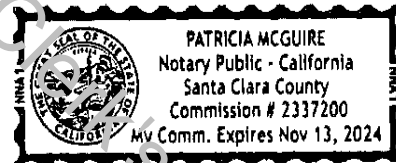
On May 20, 2021 before me, Patricia McGuire, Notary Public
(insert name and title of the officer)

personally appeared Shafiq Taymuree
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies); and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature *Patricia McGuire* (Seal)



UNOFFICIAL COPY

GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE

AS REQUIRED BY §56 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: 05/20/21

SIGNATURE: 

GRANTOR or AGENT

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

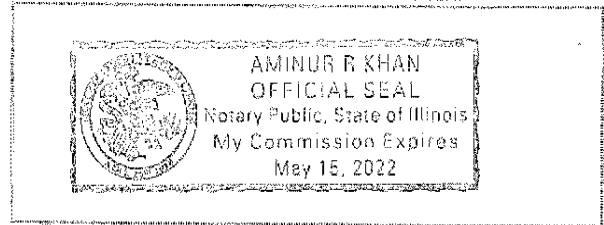
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantor): ST Financial Inc

On this date of: 05/20/21

NOTARY SIGNATURE: 

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: 05/20/21

SIGNATURE: 

GRANTEE or AGENT

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

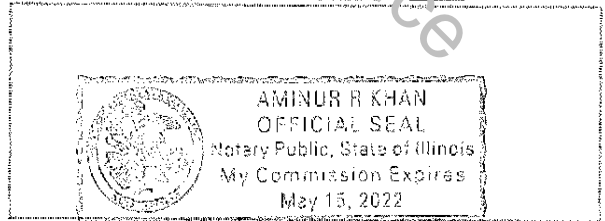
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantee): Real Freedom

On this date of: 05/20/21

NOTARY SIGNATURE: 

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)**)