

UNOFFICIAL COPY

Doc#: 2129117052 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 10/18/2021 03:58 PM Pg: 1 of 5

Dec ID 20210401698119
ST/CO Stamp 2-004-936-208

GIT

41061146 1/2
QUIT CLAIM DEED
ILLINOIS STATUTORY

THE GRANTOR(S), THOMAS H. MOFFAT, AS TRUSTEE UNDER THE PROVISIONS OF THE THOMAS H. MOFFAT DECLARATION OF TRUST DATED OCTOBER 13, 2008, AS TO AN UNDIVIDED 1/2 INTEREST, AND THOMAS H. MOFFAT, AS SUCCESSOR TRUSTEE UNDER THE PROVISIONS OF THE ANNETTE C. MONTALBANO MOFFAT DECLARATION OF TRUST DATED OCTOBER 13, 2008, AS TO AN UNDIVIDED 1/2 INTEREST, for and in consideration of Ten and 00/100 Dollars and other good and valuable consideration in hand paid, CONVEY(S) and QUIT CLAIM(S) to THOMAS H. MOFFAT, AS TRUSTEE UNDER THE PROVISIONS OF THE THOMAS H. MOFFAT DECLARATION OF TRUST DATED OCTOBER 13, 2008 all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Exhibit "A" attached hereto and made a part hereof

SUBJECT TO: Covenants, conditions and restrictions of record. Public and utility easements and roads and highways

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

Address(es) of Real Estate: 1410 West Laverne Avenue, Park Ridge, IL 60068
Permanent Real Estate Index Number(s): 09-26-108-028-0000 and 09-26-108-029-0010

Signed:


Grantor - THOMAS H. MOFFAT, aforementioned Trustee

Date:

3/30/2021

REAL ESTATE TRANSFER TAX

14-Apr-2021



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

09-26-108-028-0000

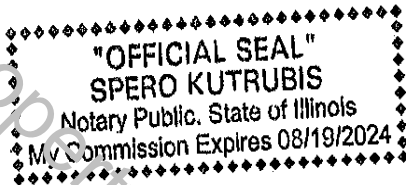
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STATE of ILLINOIS, COUNTY of COOK Ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT THOMAS H. MOFFAT, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their 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 30th day of MARCH, 20 21.



Spero Kutrubis (Notary Public)

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

Thomas H. Moffat Date: 3/30/2021
Grantee: THOMAS H. MOFFAT

Prepared by and After Recording Mail To:
The Gunderson Law Firm
2155 W. Roscoe St.
Ste. 1-South
Chicago, IL 60618

Grantees Address
Name and Address of Taxpayer:
THOMAS H. MOFFAT
1410 West Laverne Avenue, Park Ridge, IL 60068

Property of Cook County Clerk's Office

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STATEMENTS BY GRANTOR(S)

The grantor or their agent affirms that, to the best of their knowledge, the name of the grantee(s) 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.

Date: 3/30/2021

Signature: *Thomas H. Moffat*
THOMAS H. MOFFAT, as Trustee

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID THOMAS H. MOFFAT
THIS 30th DAY OF MARCH,
20 21

NOTARY PUBLIC *Spero Kutrubis*



STATEMENTS BY GRANTEE(S)

The grantee or their agent affirms and verifies that the name of the grantor(s) 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.

Date: 3/30/2021

Signature: *Thomas H. Moffat*
THOMAS H. MOFFAT, as Trustee

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID THOMAS H. MOFFAT
THIS 30th DAY OF MARCH,
20 21

NOTARY PUBLIC *Spero Kutrubis*



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EXHIBIT A: LEGAL DESCRIPTION

LOTS 3 AND 4 IN THE FINAL PLAT OF LAVERNE-LINCOLN RESUBDIVISION OF PART OF THE NORTH 3 ACRES OF LOT 3 IN SUBDIVISION OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 26, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, AND ALSO OF LOT 3 IN KRUSE AND MELENDY'S SUBDIVISION OF PART OF THE NORTH 3 ACRES OF LOT 3 AFORESAID, AS ACCORDING TO THE PLAT THEREOF RECORDED MARCH 29, 2006 AS DOCUMENT NUMBER 0608845159 AND THE REAFFIRMATION OF SAID FINAL PLAT RECORDED APRIL 25, 2006 AS DOCUMENT NO. 0611556114, IN COOK COUNTY, ILLINOIS.

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CITY OF PARK RIDGE FINAL PAYMENT CERTIFICATE

505 Butler Pl, Park Ridge, Illinois 60068

p: (847) 318-5222 | transferstamp@parkridge.us | www.parkridge.us

Certificate # 21-000469

Re-Issue Certificate # 21-001141

Pin(s)

09-26-108-028-0000

Address

1410 LAVERNE AVE


This certificate acts as a receipt that the above-mentioned party has complied with City of Park Ridge Ordinance 2020-44

Property Transfer Tax

\$25.00

Date

05/17/2021

X

Joseph C. Gilmore
City Manager