Doc#. 2134420366 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 12/10/2021 12:13 PM Pg: 1 of 4

Dec ID 20210901677995

#### QUITCLAIM DEED

MAIL TO: Regina Rathnau 53 W. Jackson Blvd. #557 Chicago, IL 60604

NAME & ADDRESS OF TAXPAYER: John B. Cullen 6157 N. Sheridan Road, #23H Chicago, IL 60660

THE GRANTGR, JOHN B. CULLEN, in fee simple, of the City of Evanston, County of Cook and State of Illinois and GRANTEE, JOHN B. CULLEN, AS TRUSTEE OF THE JOHN B. CULLEN TRUST DATED MAY 27, 2009, in fee simple, make the following agreement:

WITNESSES: The Granter in consideration of the sum of Ten Dollars (\$10.00) receipt whereof is hereby acknowledged, and in pursuance and authority vested in the Grantor as said Trustee and of every other power and authority are Grantor hereunto enabling, does hereby convey and quitclaim unto the Grantees in fee simple the following:

#### SEE APPENDIX AFOR LEGAL DESCRIPTION

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises forever.

Parcel Number:

10-13-221-011-0000

**Property Address:** 

1717 Darrow Avenue

Evanston, Illinois 60201

IN WITNESS WHEREOF, the GRANTOR aforesaid have hereunto set his hand; and seal this <u>17</u> day of September, 2021 and accepted by the Trustee.

CITY OF EVANSTON **EXEMPTION** 

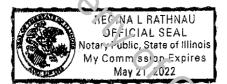
OHN B. CULLEN, Grantor and Trustee

Clarks

STATE OF ILLINOIS		)	
	*.	)	SS
COUNTY OF COOK		)	

I, the undersigned, a Notary Public in and for said County, in said State, DO HEREBY CERTIFY that **JOHN B. CULLEN**, 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 acknowledged that he has signed, sealed and delivered the said instrument as his free and voluntary act as such successor trustees, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal, this \_\_\_\_\_\_ day of September, 2021



YOTARY PUBLIC

Commission expires: 5/21/22

Exempt under provisions of Paragraph F. Section 4, Real Estate Transfer Tax Act.

Sept- 17, 2021

Buyer, Seller, or Representative

This instrument was prepared by: Regina Rathnau

The Law Office of Regina L. Rath au LLC

53 W. Jackson Blvd. Suite 557

Chicago, IL 60604 (312) 659-2953

#### **APPENDIX A - LEGAL DESCRIPTION**

LOT 8 IN BLOCK 4 IN MERRILL LADD'S ADDITION TO EVANSTON IN THE WEST HALF (1/2) OF THE SOUTHWEST QUARTER (1/4) OF THE NORTHEAST QUARTER (1/4) OF SECTION 13, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Parcel Number:

10-13-221-011-0000

Property Address:

1717 Darrow Avenue
Evanston, Illinois 60201

#### STATEMENT BY GRANTOR AND GRANTEE

The grantor or his or her 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 title to real estate under the laws of the State of Illinois.

Dated: 4/17/21 Signature: John B. Cullen	berke
Subscribed and sworn to before me by said	REGINA L RATHNAU OFFICIAL SEAL Notary Public, State of Illinoi My Commission Expires May 21, 2022

The grantee or his or her agent affirm, 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: 9/17/2/ Signature: John B. Cullen, trustee

Subscribed and sworn to before

me by said <u>Grantee</u>

this 17 day of September, 2021

Notary Public Kley Land

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.

REGINA L RATHNAU

DFFICIAL SEAL

Notar, Fublic, State of Illinois My Commission Expires

(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.)