

# UNOFFICIAL COPY



## QUIT CLAIM DEED

Doc# 2202622027 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 01/26/2022 11:43 AM PG: 1 OF 4

THE GRANTOR(S),  
**MILOS DEDOVIC**, a **single man**,  
of the City of Hoffman Estates,  
County of COOK, State of Illinois,  
for and in consideration of Ten and  
00/100 Dollars, and other good and  
valuable consideration, the receipt and  
sufficiency of which is hereby  
acknowledged, **CONVEY(S)** and  
**QUIT CLAIM(S)** to

**CBG PARTNERS, LLC, REO1, LLC** the following described Real Estate:

SEE ATTACHED LEGAL DESCRIPTION.

COMMONLY KNOWN AS:


**1265 N STERLING AVE., # 116,  
PALATINE IL 60067**

PIN: **02-09-202-013-1080**

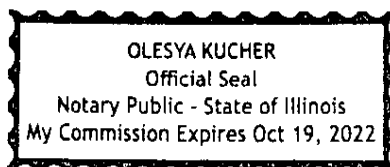
situated in the County of COOK, State of Illinois. The Grantor(s) hereby release(s) and waive(s) all rights under and by virtue of the homestead exemption laws of the State of Illinois.

SUBJECT TO: Covenants, conditions and restrictions of record, public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; and general real estate taxes not yet due.

DATED this 25th day of January, 2022

 (SEAL)

**MILOS DEDOVIC**



REAL ESTATE TRANSFER TAX		26-Jan-2022
COUNTY:		0.00
ILLINOIS:		0.00
TOTAL:		0.00



02-09-202-013-1080

| 20220101608383 | 0-063-979-920

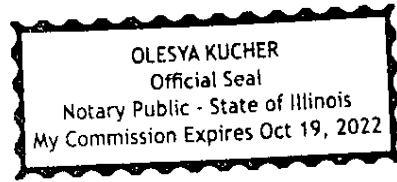
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STATE OF ILLINOIS        )  
  ) SS  
COUNTY OF COOK        )

I, the undersigned, a Notary Public in and for said County and State, do hereby certify that **MILOS DEDOVIC**, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth.

WITNESS my hand and official seal this 25 day of January, 20 22.

Olesya Kucher  
NOTARY PUBLIC



Prepared by : MILOS DEDOVIC  
1405 LAKE EDGE CT  
HOFFMAN ESTATES IL 60192

MAIL TO:  
542 S. PINE AVE.  
ARLINGTON HTS., IL 60005

SEND SUBSEQUENT TAX BILLS TO:  
542 S. Pine Ave  
Arlington Hts, IL 60005

Exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45  
sub par. E and Cook County Ord. 93-0-27 par. \_\_\_\_\_

Date 1/26/2022 Sign. [Signature]

Property of Cook County Clerk's Office

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## LEGAL DESCRIPTION

PARCEL 1: UNIT 21-116 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COUNTRYSIDE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 23072506, AS AMENDED, IN THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 9, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: A PERPETUAL AND EXCLUSIVE EASEMENT FOR PARKING PURPOSES IN AND TO PARKING SPACE NO. P-53, AS DEFINED AND SET FORTH IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THEREOF.

Property of Cook County Clerk's Office

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## GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE AS REQUIRED BY §55 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: 01 | 25 | 20 22

SIGNATURE: [Signature]  
GRANTOR or AGENT

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

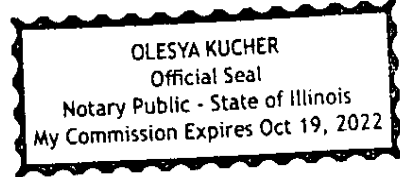
Subscribed and sworn to before me, Name of Notary Public: Olesya Kucher

By the said (Name of Grantor): Milos Dedovic

On this date of: 01 | 25 | 20 22

NOTARY SIGNATURE: [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: 01 | 25 | 20 22

SIGNATURE: [Signature]  
GRANTEE or AGENT

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

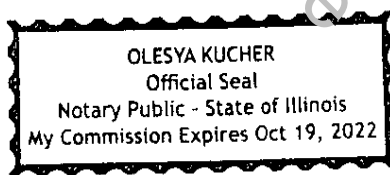
Subscribed and sworn to before me, Name of Notary Public: Olesya Kucher

By the said (Name of Grantee): CBG PARTNERS, LLC, REO1, LLC

On this date of: 01 | 25 | 20 22

NOTARY SIGNATURE: [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)**)