

UNOFFICIAL COPY

Doc#: 2206220315 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/03/2022 10:31 AM Pg: 1 of 5

Dec ID 20220301640680

After Recording Return to:

Amrock LLC
662 Woodward Avenue
Detroit, MI 48226

Instrument Prepared By:

Kevin T. Kavanaugh, Esq.
3331 W. Big Beaver, Ste. 109
Troy, MI 48084
Licensed in IL Bar ID No. 6280331

Mail Tax Statements To:

Mani Rad
797 Willow Rd.
Winnetka, IL 60093

Tax Parcel ID Number:

05-20-227-006-0000

Order Number:

70134126-D

70134126-7238370 **QUIT CLAIM DEED** 3475767122

Tax Exempt under provision of Paragraph E Section 31-45 Property Tax Code, having a consideration less than \$100.00.

By: 

MANI RAD

Dated: May 14th, 2021

Dated this 14th day of May, 2021

WITNESSETH, that MANI RAD, an unmarried man and PANTEA SADRI-RAD, an unmarried woman who acquired title as husband and wife, not as tenants in common nor as joint tenants but as tenants by the entirety, whose address is 797 Willow Rd, Winnetka, IL 60093-3847, hereinafter referred to as "GRANTOR," whether one or more, for and in consideration of the sum of TEN (\$10.00) DOLLARS, in hand paid, the receipt of which is hereby acknowledged, does hereby, grant, bargain, sell, assign, remiss, release, convey and confirm unto MANI RAD, an unmarried person, whose address is 797 Willow Rd, Winnetka, IL 60093-3847, hereinafter referred to as "GRANTEE," whether one or more, all the rights and title interest in the following described real estate, being situated in the County of Cook, State of Illinois, commonly known as 797 Willow Rd, Winnetka, IL 60093-3847, and legally described as follows, to wit:

The following described property:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

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



PCL


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In all references herein to any parties, persons, entities or corporations, the use of any particular gender or the plural or singular number is intended to include the appropriate gender or number as the text of the within instrument may require.

IN TESTIMONY WHEREOF, WITNESS the signature of the Grantors on the date first written above.

Grantors:


x 
MANI RAD

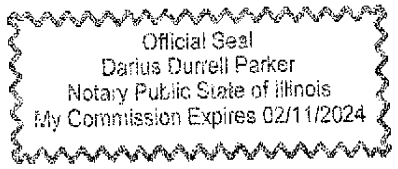
DP
x *Did Not attend this closing*
PANTEA SADRI-RAD

STATE OF Illinois)
COUNTY OF Cook) ss.

I, Darius Durrell Parker, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY that MANI RAD AND PANTEA SADRI-RAD, whose identity was proven through identification shown 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 he/she signed, sealed and delivered the said instrument as his/hers 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 official seal this 14th day of May, 2021.


Notary Public
My commission expires 02/11/2024



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In all references herein to any parties, persons, entities or corporations, the use of any particular gender or the plural or singular number is intended to include the appropriate gender or number as the text of the within instrument may require.

IN TESTIMONY WHEREOF, WITNESS the signature of the Grantors on the date first written above.

Grantors:

MANI RAD

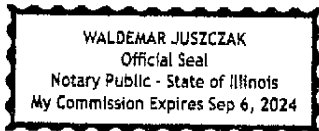
P. Sadri
PANTEA SADRI-RAD

STATE OF IL)
COUNTY OF COOK)

ss.

I, WALDEMAR JUSZCZAK, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY that **MANI-RAD AND PANTEA SADRI-RAD**, whose identity was proven through identification shown 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 he/she signed, sealed and delivered the said instrument as his/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 official seal this 4 day of MAY 2021.



Waldemar JuszcZak
Notary Public
My commission expires 9-6-24



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EXHIBIT A

LEGAL DESCRIPTION

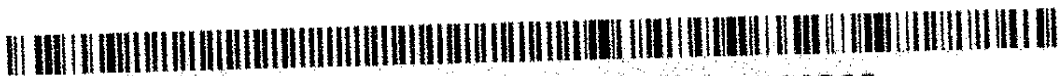
Tax Id Number(s): 05-20-227-006-0000

Land situated in the Village of Winnetka in the County of Cook in the State of IL

THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE COUNTY OF COOK, STATE OF ILLINOIS, TO WIT:

THAT PART LYING WEST OF THE EAST 127 FEET OF THE SOUTH 175 FEET OF THE EAST 1/2 OF BLOCK 61, IN THE VILLAGE OF WINNETKA, IN SECTIONS 20 AND 21, TOWNSHIP 42 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as: 797 Willow Rd, Winnetka, IL 60093-3847



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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: 05/14, 2021

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:

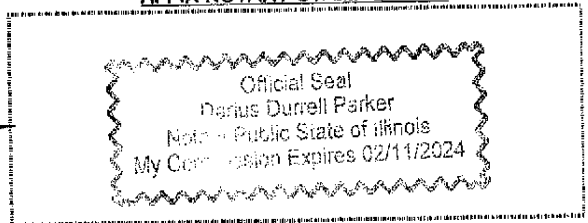
Darius Durrell Parker

By the said (Name of Grantor): Mani Rad

On this date of: 05/14, 2021

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: 05/14, 2021

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:

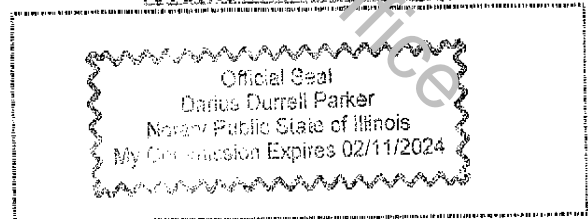
Darius Durrell Parker

By the said (Name of Grantee): Mani Rad

On this date of: 05/14, 2021

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)