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QUIT CLAIM DEED
Statutory (Illinois)

Doc# 2209722039 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 04/07/2022 02:52 PM PG: 1 OF 4

MAIL TO: Frank Passalacqua
8540 W. Foster Avenue, UNIT 706
Norridge, Illinois 60706

NAME & ADDRESS OF TAXPAYER:

Frank Passalacqua
8540 W. Foster Avenue, UNIT 706
Norridge, Illinois 60706

THE GRANTOR, FRANK PASSALACQUA AND BORISLAVA KARAGEORGIEVA, as TENANTS BY THE ENTIRETY of Norridge, Illinois, do hereby CONVEY AND QUIT CLAIM to the PASSALACQUA AND KARAGEORGIEVA GRANTOR TRUST DATED SEPTEMBER 2, 2020 the following described Real Estate situated in the County of Cook in the State of Illinois, to wit: Please see the attached Legal Description referred to as Exhibit A.

Permanent Index Number: 17-04-200-096-1055, 17-04-200-096-1080

Property Address: 1546 NORTH ORLEANS UNIT 808 AND P-21, CHICAGO ILLINOIS 60610

Dated this 22nd day of April, 20 21.

Frank Passalacqua

Borislava Karageorgieva

REAL ESTATE TRANSFER TAX



CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

17-04-200-096-1055 | 20220301662217 | 1-661-887-376
* Total does not include any applicable penalty or interest due.

Exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45
Subpara E and Cook County 93-0-27, para 4

Dated 4/22/21 by

REAL ESTATE TRANSFER TAX



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

17-04-200-096-1055 | 20220301662217 | 1-953-719-184

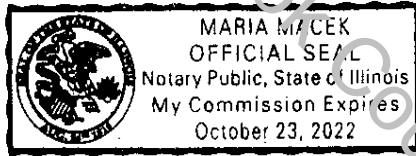
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State of Illinois)
)
County of Cook)

I, MARIA MACEK the undersigned, a Notary Public in and for the County, in the State aforesaid, DO HEREBY CERTIFY that FRANK PASSALACQUA AND BORISLAVA KARAGEORGIEVA are 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 signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes herein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 22 day of April, 2021

Maria Macek Notary Public.



This instrument was prepared by the Law Offices of Maria Pavone Macek at 8546 W. Lawrence, Norridge, Illinois 60706.

Property of Cook County Clerk's Office

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EXHIBIT "A"

Unit 808 and Parking Space Unit P-21 in Parc Orleans Condominium as delineated and defined on the plat of survey of the following described parcel of real estate.

Parcel 1:

The North 58 feet of Lots 2 and 3, taken as a tract, (except the West 5.0 feet of Lot 3) and also (except the East 25.74 feet of the North 46.0 feet of Lot 2) in the Subdivision of the East 100 feet of the West 227.30 feet of Lot 119 and Sub-lots 3 and 4 of the West 1/2 of Lots 120, 125, and all of Lots 123, 124, 127 to 134 and 137 of Bronson's addition to Chicago in the Northeast 1/4 of Section 4, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2:

The North 46 feet of Lot 4 and the West 5.0 feet of the North 46 feet of Lot 3, taken as a tract, in the Subdivision of the East 100 feet of the West 227.30 feet of Lot 119 and Sublots 3 and 4 of the West 1/2 of Lots 120, 125 and all of Lots 123, 124, 127 to 134 and 137 of Bronson's addition to Chicago in the Northeast 1/4 of Section 4, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 3:

Lots 5, 8, 9 and the West 29.64 feet of Lot 12 (except elevated railroad right-of-way described as follows: commencing on the South line of Lot 12, 41 feet West of the West line of North Market Street (now Orleans Street) thence West 61.2 feet; thence North 22 feet; thence Southeasterly to the point of beginning) in Ogden's Subdivision of the West 1/2 of Lots 120 and 125 and all of Lots 123, 124, 127 to 134 and Lot 137 in Bronson's addition to Chicago, in the Northeast 1/4 of Section 4, Township 39 North, Range 14, East of the Third Principal Meridian.

also

That portion of Lots 2 and 3 (except the 5.00 feet of said Lot 3) lying South of the North 58.0 feet thereof, and that portion of Lot 4 and the West 5.00 feet of Lot 3, lying South of the North 46.0 feet thereof, all in the Subdivision of the East 100 feet of the West 227.30 feet of Lot 119 and Sub-lots 3 and 4 of the West 1/2 of Lots 120 and 125 and all of Lots 123, 124, 127 to 134 and Lot 137 in Bronson's addition to Chicago, in the Northeast 1/4 of Section 4, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 4:

The East 25.74 feet of the North 46.0 feet of Lot 2 in the Subdivision of the East 100 feet of the West 227.30 feet of Lot 119 and Sub-lots 3 and 4 of the West 1/2 of lots 120, 125 and all of Lots 123, 124, 127 to 134 and 137 of Bronson's addition to Chicago in the Northeast 1/4 of Section 4, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Which survey is attached as exhibit "D" to the Declaration of Condominium recorded January 17, 2003 as document number 0030085584, as amended from time to time, together with its undivided percentage interest in the common elements.

PIN(S): 17-04-200-096-1055 and 17-04-200-096-1080

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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: April 22nd, 2021

SIGNATURE: [Signature]

GRANTOR or AGENT

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

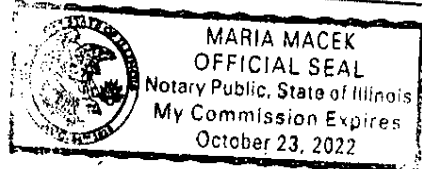
Subscribed and sworn to before me, Name of Notary Public: Frank Passalacqua

By the said (Name of Grantor): Borislava Karageorgieva

On this date of: 4/22/2021

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: April 22nd, 2021

SIGNATURE: [Signature]

GRANTEE or AGENT

AS TRUSTEE OF PASSALACQUA AND KARAGEORGIEVA GRANTOR TRUST
DATED SEPTEMBER 2, 2020

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

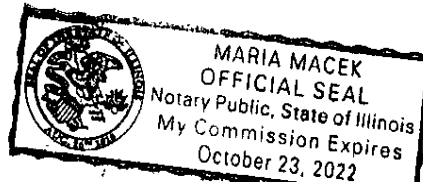
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantee): Passalacqua and Karageorgieva grantor trust dated September 2, 2020

On this date of: 4/22/2021

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)**)