

UNOFFICIAL COPY

QUIT CLAIM DEED

**Prepared by and
Mail recorded deed to:**
 Scott R. Wheaton, JD CPA
 Scott R. Wheaton
 & Associates
 3108 Ridge Road
 Lansing, IL 60438

Send Tax Bills to:
 Stephen Mayerak and
 Myra A. Mayarek
 3240 North Manor Drive
 Unit 315
 Lansing, IL 60438



Doc# 2213719019 Fee \$88.00

SHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 05/17/2022 10:55 AM PG: 1 OF 4

On this 29th day of April, 2022, THE GRANTOR, STEPHEN MAYERAK, a married man of 3240 North Manor Drive Unit 315, Village of Lansing, County of Cook, State of Illinois for and in consideration of the sum of TEN AND 00/100 (\$10.00) DOLLARS, releases, and CONVEYS and QUIT CLAIMS to **STEPHEN MAYERAK AND MYRA A. MAYAREK, husband and wife, as Tenancy by the Entirety**, of 3240 North Manor Drive Unit 315, Village of Lansing, County of Cook, State of Illinois, the following described Real Estate situated in Cook County, Illinois, legally described as:

SEE ATTACHED LEGAL DESCRIPTION

COMMONLY KNOWN AS: 3240 North Manor Drive Unit 315, Lansing, IL 60438
 PARCEL NUMBER: 33-05-109-067-1003

Stephen Mayerak

STEPHEN MAYERAK

Exempt under provisions of 35 ILCS 200/31-45 Paragraph E of Illinois Real Estate Transfer Tax Act.

Scott R. Wheaton
 Attorney Date 04/29/22

STATE OF ILLINOIS)
) ss
 COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that, **STEPHEN MAYERAK**, personally known to me to be the same person whose name is subscribed in the foregoing instrument and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 29th day of April, 2022.

Jayne A Slager
 NOTARY PUBLIC

REAL ESTATE TRANSFER TAX 17-May-2022



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

33-05-109-067-1003 | 20220501614460 | 0-346-222-480



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LEGAL DESCRIPTION RIDER

Parcel 1: Unit 315 as delineated on survey of the following described Parcel of Real Estate (hereinafter referred to as 'Parcel'): Outlot 'B' in 'Monaldi Manor Subdivision,' being a Subdivision of part of the West half of the North West quarter, except that part thereof conveyed to the North Western Grand Trunk Railroad Company, also part of the South East Quarter of the North West quarter, except that part thereof conveyed to the North Western Grand Trunk Railroad company, all in fractional Section 5, Township 35 North, Range 15 East of the Third Principal Meridian, (excepting therefrom that part of said Outlot 'B' bounded and described as follows:

Commencing at the North West corner of said Outlot 'B'; thence North 89 degrees 59 minutes 20 seconds East along the North line of said Outlot 'B', a distance of 104.91 feet to a point; thence South 0 degrees 09 minutes 20 seconds West, a distance of 8.25 feet to a point; said point being the point of beginning; thence South 88 degrees 50 minutes 22 seconds East, a distance of 48.90 feet to a point; thence 0 degrees 19 minutes 20 seconds West, a distance of 104.50 feet to a point; thence North 89 degrees 40 minutes 40 seconds West, a distance of 44.18 feet to a point; thence North 0 degrees 19 minutes 20 seconds East, a distance of 77.46 feet to a point; thence North 89 degrees 40 minutes 40 seconds West, a distance of 4.64 feet to a point; thence North 0 degrees 09 minutes 20 seconds East, a distance of 27.76 feet to the point of beginning) in Cook County, Illinois, which plat of survey is attached as 'Exhibit A' to a Declaration of Condominium made by First National Bank of Lansing, a National Banking Association, as Trustee under Trust Agreement dated May 20, 1970, also known as Trust No. 2327, recorded in the Office of the Recorder of Deeds of Cook County, Illinois, as Document No. 22280092 together with an undivided 2.373 per cent interest in said Parcel (excepting from said Parcel all the property and space comprising all the Units thereof as defined and set forth in said Declaration and Survey) in Cook County, Illinois.

ALSO

Parcel 2: A perpetual and exclusive parking Easement in and to carport parking space No. 17 as defined and set forth in said Declaration and Survey all in Cook County, Illinois

P.I.N. #33-05-109-067-1003

Property address:

3240 North Manor Drive Unit 315
Lansing, Illinois 60438

VILLAGE OF LANSING

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**Patricia L. Eidam
Mayor**



Office of the Finance Director

**Brian Hanigan
Finance Director**

THIS INSTRUMENT PREPARED BY
AND WHEN RECORDED RETURN TO:

VILLAGE OF LANSING CERTIFICATE OF PAYMENT OF OUTSTANDING SERVICE CHARGES

The undersigned, Village Treasurer for the Village of Lansing, Cook County, Illinois, certifies that all outstanding service charges, including but not limited to, water service, building code violations, and other charges, plus penalties for delinquent payments, if any, for the following described property have been paid in full as of the date of issuance set forth below.

Title Holder's Name: Stephen Mayerak
3240 N Manor Drive, Unit 315
Lansing, IL 60438

Telephone: 708-701-3991

Attorney or Agent: Scott R Wheaton & Associates
 Telephone No.: 708-895-2200

Property Address: 3240 N Manor Drive, Unit 315
Lansing, IL 60438

Property Index Number (PIN): 33-05-109-067-1003

Water Account Number: N/A

Date of Issuance: April 28, 2022

(State of Illinois)
(County of Cook)
This instrument was acknowledged before
me on April 28, 2022 by
Catherine Kacmar.

VILLAGE OF LANSING

By: [Signature]
Village Treasurer or Designee

[Signature] (Signature of Notary Public) (SEAL)



THIS CERTIFICATE IS GOOD FOR ONLY 30 DAYS AFTER THE DATE OF ISSUANCE.

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STATEMENT BY GRANTOR AND GRANTEE

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 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 29, 20 22 Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me by the said Grantor this 29th day of April 20 22.

[Signature]
Notary Public



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 29, 20 22 Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me by the said Grantee this 29th day of April 20 22.

[Signature]
Notary Public



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.

(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.)