

UNOFFICIAL COPY

PREPARED BY:

Gregory Law Offices, Ltd.
1410 Higgins Road, Suite 204
Park Ridge, IL 60068

MAIL TAX BILL TO:

Gus and Renee Kontoudakis
133 W. Palatine Road, Unit 304
Palatine, IL 60067

MAIL RECORDED DEED TO:

Gregory Law Offices, Ltd.
1410 Higgins Road, Suite 204
Park Ridge, IL 60068



Doc# 2217545028 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 06/24/2022 11:39 AM PG: 1 OF 3

QUITCLAIM DEED IN TRUST

THE GRANTOR(S), **Gus Kontoudakis and Renee Kontoudakis**, husband and wife, of the City of Belleair Beach, County of Pinellas, State of Florida, for an in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand-paid, CONVEY(S) AND QUITCLAIM(S) to **Gus Kontoudakis, Trustee of the Gus Kontoudakis Trust Agreement, dated July 30, 2014**, the following described real-estate situated in the County of COOK, State of Illinois, to wit:

PARCEL 1: UNIT 304A IN THE BENCHMARK OF PALATINE CONDOMINIUMS, IN SECTION 22, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, AS DELINEATED ON A SURVEY ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED JUNE 15, 2005, AS DOCUMENT NUMBER 0516619000 WHICH WAS AMENDED BY AMENDMENT NUMBER 1 RECORDED OCTOBER 25, 2005 AS DOCUMENT NUMBER 0529810000 AND AS FURTHER AMENDED FROM TIME TO TIME TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: THE EXCLUSIVE RIGHT OF USE OF LIMITED COMMON ELEMENTS KNOWN AS GARAGE SPACE G-5 AND STORAGE SPACE S-5.

Permanent Index Number(s): 02-22-202-014-1064
Property Address: 133 W. Palatine Road, Unit 304A, Palatine, IL 60007

Subject to: (1) General real estate taxes for the year 2022 and subsequent years; and (2) Covenants, conditions, and restrictions of record.

THIS IS NOT HOMESTEAD PROPERTY.

THIS INSTRUMENT WAS PREPARED WITHOUT EXAMINATION OF TITLE.

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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 | 12 | 20 22

SIGNATURE: *Gus Kontoudakis*
GRANTOR or AGENT

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

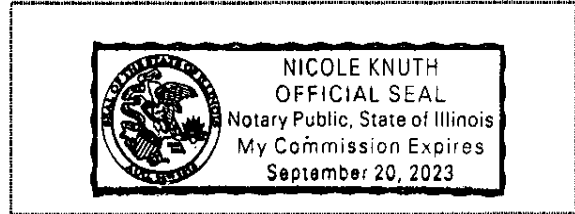
Subscribed and sworn to before me, Name of Notary Public: Nicole Knuth

By the said (Name of Grantor): Gus Kontoudakis and Renee Kontoudakis

AFFIX NOTARY STAMP BELOW

On this date of: 05 | 12 | 20 22

NOTARY SIGNATURE: *Nicole Knuth*



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 | 12 | 20 22

SIGNATURE: *Gus Kontoudakis - TRUSTEE*
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: Nicole Knuth

By the said (Name of Grantee): Gus Kontoudakis, Trustee

AFFIX NOTARY STAMP BELOW

On this date of: 05 | 12 | 20 22

NOTARY SIGNATURE: *Nicole Knuth*



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)**