

# UNOFFICIAL COPY

## QUIT CLAIM DEED

Individual to Individual



Doc# 2230625017 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 11/02/2022 10:33 AM PG: 1 OF 6

### THE GRANTORS,

Marie Szczypka incorrectly identified as  
Marie Szczypka N/K/A Marie Morzy,  
divorced and not since remarried and  
Zbigniew Niewiarowski, a widower

of the City of Mt. Prospect, County  
of Cook, State of Illinois, for and  
in consideration of Ten and 00/100  
Dollars, and other good and  
valuable consideration, CONVEY  
and QUIT CLAIM to

Marie Morzy,  
divorced and not since remarried

the following described Real estate situated in the County of Cook, State of Illinois, to wit:

AS PER ATTACHED LEGAL DESCRIPTION

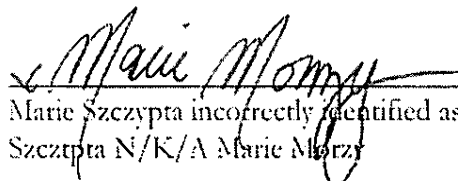
SUBJECT TO: Covenants, conditions and restrictions of record, public and utility easements;  
existing leases and tenancies; special governmental taxes or assessments for improvements not yet  
completed; unconfirmed special governmental taxes or assessments; and general real estate taxes  
for 2022 and subsequent years.

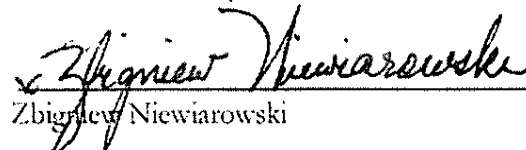
hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws  
of the State of Illinois.

Permanent Real Estate Index Number: 03-27-100-092-1092

Property address: 720 Creekside #502, Mt. Prospect, IL 60056

DATED this 28<sup>th</sup> day of September 2022

  
Marie Szczypka incorrectly identified as Marie  
Szczypka N/K/A Marie Morzy

  
Zbigniew Niewiarowski

Exempt under provisions of Paragraph E  
Section 4, Real Estate Transfer Tax Act.

9-28-2022

Date

Buyer, Seller or Representative

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State of Illinois,  
County of Cook ss.

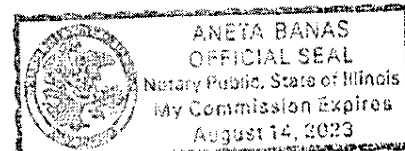
I, the undersigned Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Marie Szczypka incorrectly identified as Marie Szczypka N/E/A Marie Morzy, divorced and not since remarried and Zbigniew Niewiarowski, a widower

personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their 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 and official seal, this 28th day of Sept, 2022

Commission expires 8/14, 2023, Aneta Banas  
NOTARY PUBLIC

Prepared by: Steven Shaykin, 6444 N. Milwaukee Ave, Chicago, IL 60631



MAIL TO:

Joanna Klimek  
6444 N. Milwaukee  
Chicago IL 60631

Recorder's Office Box No. \_\_\_\_\_

SEND SUBSEQUENT TAX BILLS TO:

Marie Morzy  
720 Creek Side Dr. #502  
Mount Prospect, IL 60056

## REAL ESTATE TRANSFER TAX

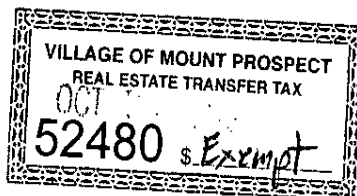
01-Nov-2022



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

03-27-100-092-1092

| 20221001663814 | 1-935-812-944



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**PARCEL 1:**

UNIT NUMBER 502B IN CREEKSIDE AT OLD ORCHARD CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

PART OF LOTS 1 AND 2 IN OLD ORCHARD COUNTRY CLUB SUBDIVISION, BEING A SUBDIVISION OF PART OF THE NORTHWEST  $\frac{1}{4}$  OF SECTION 27 AD PART OF THE EAST  $\frac{1}{2}$  OF THE NORTHEAST  $\frac{1}{4}$  OF SECTION 28, BOTH IN TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 96261584, AS AMENDED FROM TIME TO TIME TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

**PARCEL 2:**

EASEMENT FOR INGRESS AND EGRESS IN FAVOR OF PARCEL 1 CREATED BY DECLARATION RECORDED AS DOCUMENT NUMBER 96261584, AS AMENDED FROM TIME TO TIME AND BY DEED RECORDED AS DOCUMENT NUMBER 99477376.

**PARCEL 3:**

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-30 AND STORAGE SPACE A-30 AS DELINEATED ON SURVEY ATTACHED TO DECLARATION RECORDED AS DOCUMENTS NUMBER 96261584, AS AMENDED FROM TIME TO TIME

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STATE OF ILLINOIS )

) SS. .

COUNTY OF COOK )

## AFFIDAVIT DECLARING NO CONSIDERATION

The undersigned, by this Affidavit, swears under oath, that with respect to the transfer of title to the real estate located at 720 Creekside #502 Mount Prospect, Illinois by

- ☐ Warranty Deed
- ☒ Quit Claim Deed
- ☐ Trustees Deed

that no consideration of any kind or nature was given in exchange for the interest in the real estate, by the person or entity who is named as the grantee.

The undersigned, in executing this Affidavit, understands that "consideration" includes, money, other property, the execution of a mortgage or any agreement to give up any valuable right or any other thing of value in exchange for this interest in the real estate at

720 Creekside #502, Mount Prospect, Illinois. The undersigned understands that any misrepresentation made in executing this Affidavit may subject him or her to criminal or civil penalties.

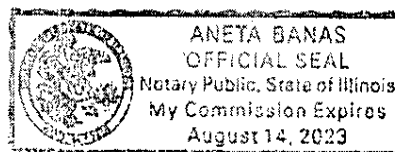
Zbigniew Dzwiarowski  
Affiant Name - Please print

(Individual being removed from deed)

Zbigniew Dzwiarowski  
Affiant Signature

SUBSCRIBED and SWORN to before me  
this 28 day of September, 2022

[Signature]  
Notary Public



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## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest 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 title to real estate under the laws of the State of Illinois.

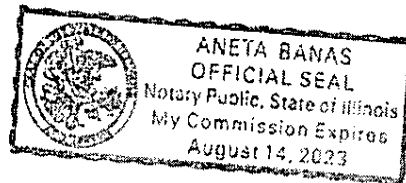
Dated September 28, 2022

Signature x

Zygmunt Nowakowski  
Grantor or agent

Subscribed and sworn to before me  
this 28th day of September, 2022

Aneta Banas  
Notary Public



The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest 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.

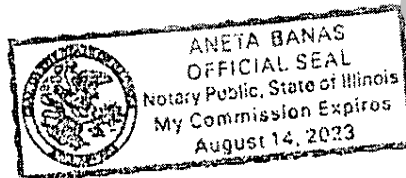
Dated September 28, 2022

Signature x

Mani Mani  
Grantee or agent

Subscribed and sworn to before me  
this 28th day of September, 2022

Aneta Banas  
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 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 Act.)

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**AFFIDAVIT FOR RECORDER'S LABELING OF SIGNATURES AS COPIES****REQUEST TO RECORD PHOTOCOPIED DOCUMENTS PURSUANT TO §55 ILCS 5/3-5013**

I JUAN PADILLA, being duly sworn, state that I have access to the copies of the attached  
(print name above)

document(s), for which I am listing the type(s) of document(s) below:

QUIT CLAIM DEED

(print document types on the above line)

which were originally executed by the following parties whose names are listed below:

MARIE SZCZYPTA IDENTIFIED AS MARIE SZCZTPTA NKA  
MARIE MORZY AND ZBIGNIEW NIEWIAROWSKI

(print name(s) of executor/grantor)

MARIE MORZY

(print name(s) of executor/grantee)

for which my relationship to the document(s) is/are as follows: (example - Title Company, Agent, Attorney, etc.)

AGENT

(print your relationship to the document(s) on the above line)

**OATH REGARDING ORIGINAL**

I state under oath that the original of this document is now LOST or NOT IN POSSESSION of the party seeking to now record the same. Furthermore, to the best of my knowledge, the original document was NOT INTENTIONALLY destroyed, or in any manner DISPOSED OF for the purpose of introducing this photo to be recorded in place of original version of this document. Finally, I, the Affiant, swear I have personal knowledge that the foregoing oath statement contained therein is both true and accurate.

J. Padilla  
Affiant's Signature Above

10/31/22

Date Affidavit Executed/Signed

**THE BELOW SECTION IS TO BE COMPLETED BY THE NOTARY THIS AFFIDAVIT WAS SUBSCRIBED AND SWORN TO BEFORE**

10/31/22

Date Document Subscribed & Sworn Before Me

[Signature]  
Signature of Notary Public

MICHAEL R MANDUJANO  
Official Seal  
Notary Public - State of Illinois  
My Commission Expires Oct 29, 2023

**SPECIAL NOTE:** This is a courtesy form from the CCRD, and while a similar affidavit is necessary for photocopied documents, you may use your own document so long as it includes substantially the same information as included in the above document. Additionally, any customer seeking to record a facsimile or other photographic or photostatic copy of a signature of parties who had executed such a document has the option to include this Affidavit in the recording, at their own expense if such expense is incurred, as an "EXHIBIT" and NOT the coverpage. However, this affidavit is NOT required to be recorded, only presented to the CCRD as the necessary proof required before the recorder may record such a document. Finally, the recorded document WILL be stamped/labeled as a copy by the CCRD prior to its recording.