

UNOFFICIAL COPY

Doc#. 2231845266 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 11/14/2022 02:15 PM Pg: 1 of 3
Dec ID 20221001666740

This Transaction Exempt
Pursuant to Real Estate
Transfer Tax Law,
Section 31-45,
Paragraph e, and Cook
County Ordinance No.
95104.

DATE: 10-15-2022
SIGNED: [Signature]

QUIT CLAIM DEED (Individuals to Trust)

THE GRANTORS, **RAMESH THAKKAR** and **JAYSHREE THAKKAR**, husband and wife, of 1547 Revere Circle, Schaumburg, Illinois 60193, for the consideration of Ten and no/100 Dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEY AND QUITCLAIM to **RAMESH THAKKAR** and **JAYSUREE THAKKAR**, not individually, but as Co-Trustees of the **RAMESH AND JAYSHREE THAKKAR TRUST u/a/d October 15, 2022**, and unto all and every Successor or Successors in Trust under said Trust Agreement, of 1547 Revere Circle, Schaumburg, Illinois 60193, as tenants by the entirety, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

EAST 1/2 OF LOT 9017 IN WEATHERFIELD UNIT 9, BEING A SUBDIVISION OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF SECTION 20, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property Address: 1547 Revere Circle, Schaumburg, Illinois 60193

Permanent Index No.: 07-20-402-069-0000

DATED this 15th day of October 2022.

R.K. Thakkar
RAMESH THAKKAR

J.R. Thakkar
JAYSHREE THAKKAR

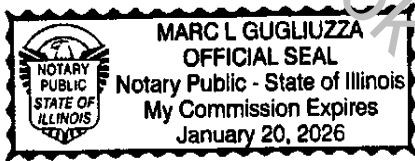
UNOFFICIAL COPY

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 **RAMESH THAKKAR** and **JAYSHREE THAKKAR**, 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 purposes therein set forth including the waiver and release of homestead.

GIVEN under my hand and Notary Seal this 15th day of October 2022.

Commission Expires: *01-20-2026*



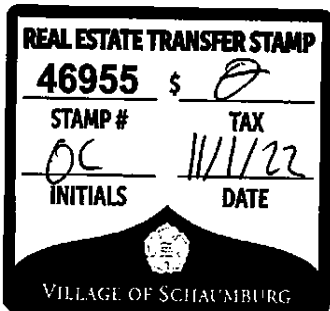
[Handwritten Signature]

NOTARY PUBLIC

Address of Property:
1547 Revere Circle
Schaumburg, Illinois 60193

(Mail To:)
This instrument prepared by:
Marc Gugliuzza, Esq.
1550 Spring Road
Suite 120
Oak Brook, IL 60523

Send Subsequent Tax Bill To:
RAMESH THAKKAR AND JAYSHREE THAKKAR, Trustees
1547 Revere Circle
Schaumburg, Illinois 60193



UNOFFICIAL COPY

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: 10 15, 2022

SIGNATURE: Ramesh Thakkar / R Schiltz
GRANTOR or AGENT *Gughivra Law PC*

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:

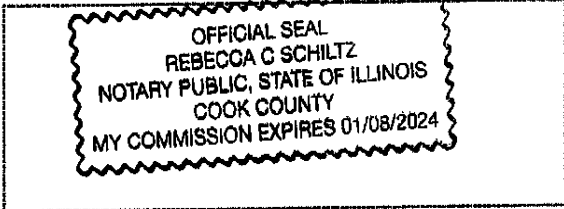
Rebecca C Schiltz

By the said (Name of Grantor): Ramesh Thakkar

On this date of: 10 15, 2022

NOTARY SIGNATURE: Rebecca C Schiltz

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: _____, 20____

SIGNATURE: Ramesh Thakkar / R Schiltz
GRANTEE or AGENT *Gughivra Law PC*

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:

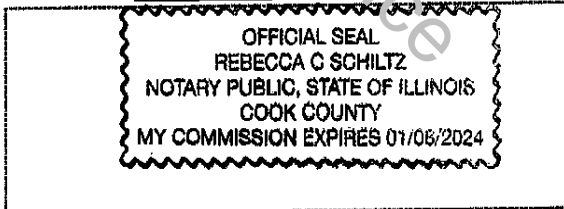
Rebecca C Schiltz

By the said (Name of Grantee): Ramesh Thakkar

On this date of: 10 15, 2022

NOTARY SIGNATURE: Rebecca C Schiltz

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)**