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Doc#. 2236133197 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 12/27/2022 11:58 AM Pg: 1 of 4

Dec ID 20220901639843

City Stamp 1-876-155-728

Exempt: 35 ILCS 200/31-45(e)


QUITCLAIM DEED

THE GRANTORS, Mohammed Jaffer Ali Khan and Sarah Nazeer Siddiqui, of Downers Grove, Illinois, for and in consideration of Ten Dollars and Other Valuable Consideration in hand paid, convey and quitclaim to **MOHAMMED JAFFER ALI KHAN & SARAH NAZEER SIDDIQUI JOINT REVOCABLE TRUST**, dated June 12, 2020, and all and every successor Trustee or Trustees, a complete and undivided interest in the following described Real Estate, to-wit:

UNIT 301, GU-20 AND SU-12 ALL IN TANDEM LOFTS CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: LOTS 1, 2, 3 AND 4 (EXCEPT THE SOUTH 1.17 FEET THEREOF) IN CAROLYN P. CLARK'S SUBDIVISION OF THE SOUTH 177.6 FEET OF THE WEST 1/2 OF THE BLOCK 2 OF CLARKE'S ADDITION TO CHICAGO OF THE SOUTH WEST 1/4 OF SECTION 22, 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 AS DOCUMENT NUMBER 99549664, TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Tax I.D. No. 17-22-302-051-1018
17-22-302-051-1100
17-22-302-051-1139

Which has the current address of
1631 S. Michigan Ave, Unit 301
Chicago, IL 60616

| REAL ESTATE TRANSFER TAX | | 21-Dec-2022 |
|---|----------|-------------|
|  | CHICAGO: | 0.00 |
| | CTA: | 0.00 |
| | TOTAL: | 0.00 * |

17-22-302-051-1018 | 20220901639843 | 1-876-155-728

* Total does not include any applicable penalty or interest due.

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the portion of which is situated in the County of Cook, in the State of Illinois, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of this State; to have and to hold the said premises with the appurtenances on the trusts and for the uses and purposes set forth in said trusts.

This deed is made to said Trustee, who shall have authority to make deeds; leases; leases of coal, oil, gas, and other minerals; easements; and other conveyances of said property without further showing of authority than this deed. All grantees of the Trustee are lawfully entitled to rely on this power to convey without further inquiry into the power of the Trustee unless the grantee has actual knowledge that the conveyance is a violation of the trust.

In no case shall any party dealing with said Trustee or successor Trustee or Trustees in relation to said premises be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the necessity of expediency of any act of said Trustee, or be obliged or privileged to inquire into any of the terms of said trust agreement; and every deed, mortgage, lease, or other instrument executed by said Trustee in relation to said real estate shall be conclusive evidence in favor of every person relying on or claiming under any such conveyance, lease, or other instrument (a) that at the time of the delivery thereof the trust agreement was in full force and effect; (b) that such conveyance or other instrument was executed in accordance with the trusts, conditions, and limitations contained in said trust agreement or in some amendment thereof and binding on all beneficiaries thereunder; (c) that said Trustee was duly authorized and empowered to execute and deliver every such deed, lease, mortgage, or other instrument; and (d) if the conveyance is made to a successor or successors in trust, that such successor or successors in trust has or have been properly appointed and is or are fully vested with all the title, estate, rights, powers, authorities, duties, and obligations of its, his, her, or their predecessor in trust.

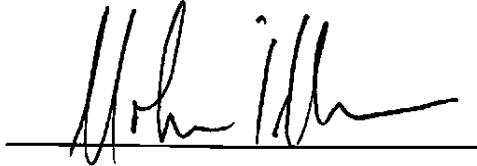
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 6/12/2020

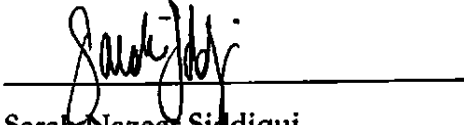
Official Seal
 Zubair M Tajuddin
 Notary Public State of Illinois
 My Commission Expires 6/26/2026

EXEMPT UNDER PROVISIONS OF SECTION 31-45(e) OF THE REAL ESTATE
 TRANSFER TAX LAW, 35 ILCS 200/31-45(e).

Dated June 12, 2020



Mohammed Jaffer Ali Khan
 5916 Pershing Avenue
 Downers Grove, IL 60516

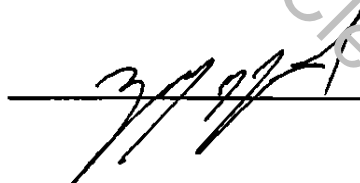


Sarah Nazeer Siddiqui
 5916 Pershing Avenue
 Downers Grove, IL 60516

STATE OF ILLINOIS)
)
 COUNTY OF DUPAGE) ss.

I, Zubair M. Tajuddin, a Notary Public in and for and residing in the said County in the State aforesaid do hereby certify that **Mohammed Jaffer Ali Khan and Sarah Nazeer Siddiqui** personally known to me to be the person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their free and voluntary act, and for the uses and purposes therein set forth, including right of homestead.

Given under my hand and Notarial Seal, this June 12, 2020.



 Notary Public

Mail Tax Statement To:
 Return Documents To:
MOHAMMED JAFFER ALI KHAN
SARAH NAZEER SIDDIQUI
JOINT REVOCABLE TRUST
 Mohammed Jaffer Ali Khan
 Sarah Nazeer Siddiqui
 5916 Pershing Avenue
 Downers Grove, IL 60516

This document was prepared by:

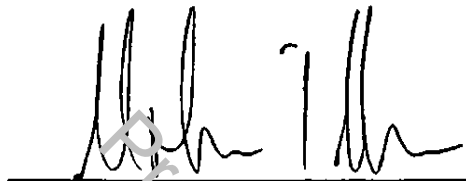
Zubair M. Tajuddin, Esq.
 The Law Office of Tajuddin & Khan, P.C.
 450 E. 22nd Street, Suite 150
 Lombard, IL 60148
 (630) 624-1396

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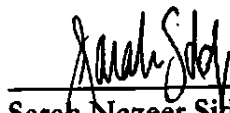
Statement by Grantor and Grantee

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 is a revocable living trust authorized to do business or acquire and hold title to real estate in Illinois under the laws of the state of Illinois.

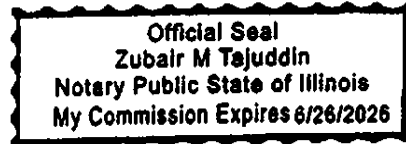
Dated June 12, 2020



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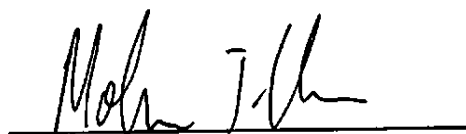


Sarah Nazeer Siddiqui
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Downers Grove, IL 60516



The Grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of a beneficial interest is either a natural person or a revocable living trust and authorized to do business or acquire and hold title to real estate under the laws of the state of Illinois.

Dated June 12, 2020



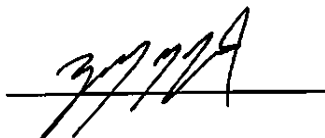
Mohammed Jaffer Ali Khan
5916 Pershing Avenue
Downers Grove, IL 60516



Sarah Nazeer Siddiqui
5916 Pershing Avenue
Downers Grove, IL 60516

Subscribed and sworn to before me by the said grantors and grantees on June 12, 2020.

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.