UNOFFICIAL COPY

QUIT CLAIM DEED Statutory (Illinois)

COUNTY OF LOKY

THE GRANTORS, NICULAI BASTEA and FLOARE BASTEA, husband and wife, of the City of Chicago, County of Cook and State of Illinois, for the consideration of Ten and no/100 Dollars (\$10.00), and other good and valuable consideration, in hand paid CONVEY AND QUIT CLAIM to NFA23 LLC, an Illinois Limited Liability Company, of Barrington, Illinois, the following described Rea! Estate situated in the County of Cook, in the State of Illinois, to wit:

Doc#. 2303410046 Fee: \$98.00

Karen A. Yarbrough
Cook County Clerk

Date: 02/03/2023 03:20 PM Pg: 1 of 3

Dec ID 20230101627756 ST/CO Stamp 1-149-933-392 City Stamp 1-565-169-488

SEE LEGAL DESCRIP	TION RIDER ATTACHE	ED HERETO.		
Tax No:	12-2 -106-039-0000			
Address of Property:	7730 W Addison Street,	Chicago, Illinois 60634		
hereby releasing and wa of Illinois. To have and	aiving all rights ander and to hold said premises fore	ver.	tead Exemption Lav	ws of the State
DATED THIS 12	DAY OF	Tanvara	, 202	23
Brosk she	(SEAL)		200	(SEAL)
Niculai Bastea		Flóare Bastea		
EXEMPT UNDER THI	E PROVISIONS OF PARA	AGRAPH 4(e) REAL ES	STATE TRANSFE	R TAX ACT.
DATED: 1-12	2013	T Boyte Nicul	N BASTEA	
STATE OF TIMES)		77.	

I, the undersigned, a Notary Public in and for said County in the State aforesaid, DC HEREBY CERTIFY that NICULAI BASTEA and FLOARE BASTEA, husband and wife, 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 fite right of homestead.

JOEL S. HYMEN, ESQ., HYMEN & BLAIR, P.C., 1411 MCHENRY ROAD, SUITE 125, BUFFALO GROVE, IL 60089

MAIL TO:

Hymen & Blair, P.C. (222587)

1411 McHenry Road
Suite 125
Buffalo Grove, IL 60089

NOTARY PUBLIC, STATE OF ALMOIS
MY COMMISSION EXPIRES: 01/06/2625

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LEGAL DESCRIPTION RIDER

PIN 12-24-106-039-0000

7730 W. Addison Street, Chicago, IL 60634

Lot 81 (except the east 7 feet thereof) and the east 13 feet of Lot 82 in Volk Brothers Addison Crest, a subdivision in the west half of Section 24, Township 40 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois.

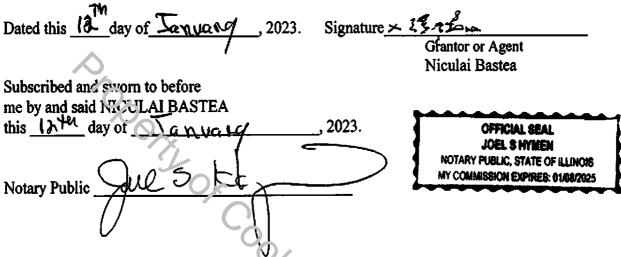


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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantor 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, 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.



The grantee 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, 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 this 12 day of Jan vang, 2023. Signature Ballow Ballow

Scantee or Agent

Autian Bastea, Manager

Subscribed and sworn to before

me by and said ADRIAN BASTEA

this 12 day of Jan vang, 2023.

OFFINAL SCAL

JOEL STATE FILINOIS

NOTARY PUBLIC, STATE FILINOIS

NOTARY PUBLIC STATE FILINOIS

Note: Any person who knowingly submits a false statement concerning the identity of a grantor/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 Illinois Real Estate Transfer Tax Act.