

# UNOFFICIAL COPY

Doc#: 2306833505 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 03/09/2023 03:48 PM Pg: 1 of 3

## QUIT CLAIM DEED

Dec ID 20230201662612

**Mail to &  
Send Subsequent Tax Bill to:**  
Beata Siek  
10298 S. Southwest Highway  
Unit 1-2B  
Chicago Ridge, IL 60415

THE GRANTORS, **Jozef Podgorski, and Teresa Podgorska**, Husband and Wife, of 7716 S. Luna Avenue, Burbank, IL 60459, for and in consideration of Ten and No/100 (\$10.00) DOLLARS, and other good and valuable consideration in hand paid **CONVEY and QUIT CLAIM** to **Beata Siek**, of 10298 S. Southwest Highway, Unit 1-2B, Chicago Ridge, IL 60415, the following described Real Estate situated in the County of Cook, State of Illinois, to wit:

**PARCEL 1: UNIT 1-2B IN MARTHA'S RIDGE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY: CERTAIN PARTS OF LOT 44 IN THE PARK AT CHICAGO RIDGE RESUBDIVISION NUMBER 1, A RESUBDIVISION OF CERTAIN PART OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS "EXHIBIT C" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NO. 04055957 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.**

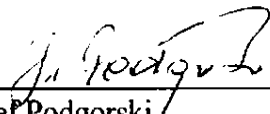
**PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF GARAGE SPACE GS 44 A LIMITED COMMON ELEMENT AS DELINEATED ON THE CONDOMINIUM DECLARATION AND SURVEY NOTED ABOVE, IN COOK COUNTY, ILLINOIS.**

**PIN: 24-07-411-015-1042**  
**Property Address: 10298 Southwest Highway, Unit 1-2B, Chicago Ridge, IL 60415**

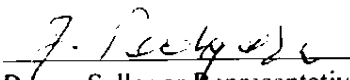
**SUBJECT TO:** Covenants, conditions and restrictions of record, public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; and general real estate taxes for 2019 and subsequent tax years, hereby waiving the rights of homestead.

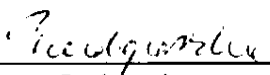
**Dated this 20th day of January, 2023**

EXEMPT UNDER PROVISIONS OF  
PARAGRAPH E SECTION 31-45,  
PROPERTY TAX CODE

  
\_\_\_\_\_  
Jozef Podgorski (SEAL)

1-20-23  
Date

  
\_\_\_\_\_  
Buyer, Seller or Representative


  
\_\_\_\_\_  
Teresa Podgorska (SEAL)

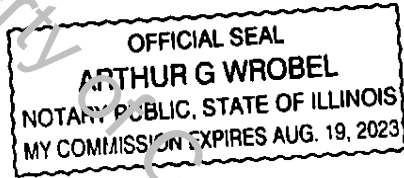
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STATE OF ILLINOIS        ) ss.  
COUNTY OF COOK         )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Jozef Podgorski** and **Teresa Podgorska**, 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 his free and voluntary act, for the uses and purposes therein set forth, including the waiver of homestead.

Given under my hand and official seal, this **20th** day of **January, 2023**.

  
\_\_\_\_\_  
NOTARY PUBLIC



**Prepared By:**  
Arthur G. Wrobel  
The Law Office of Arthur G. Wrobel.  
10550 S. Roberts Road, Palos Hills, IL 60465  
708.301.8100

County Clerk's Office

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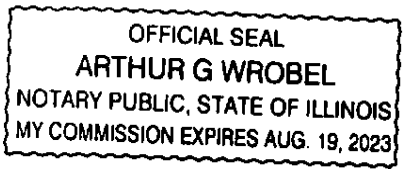
## STATEMENT BY GRANTOR AND GRANTEE

The grantor or their agent affirms that, to the best of their 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 1-20, 2023 Signature [Signature]  
Grantor or Agent

Subscribed and sworn to before me by the said \_\_\_\_\_ affiant this 20 day of January 2023.

Notary Public [Signature]



The grantees or their 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 1-20, 2023 Signature [Signature]  
Grantee or Agent

Subscribed and sworn to before me by the said \_\_\_\_\_ affiant this 20 day of January 2023.

Notary Public [Signature]

