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Doc#: 2307233269 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/13/2023 01:16 PM Pg: 1 of 4

This document prepared by:

Matthew Welgat
Welgat Law, LLC
2443 Warrenville Road, Suite 114
Lisle, IL 60532

Return this document and future
Tax bills to:

Mazher H. Syed
7426 Lincoln Avenue, Unit C
Skokie, IL 60076

Dec ID 20230301667003
ST/CO Stamp 1-405-796-560

23004545K-Bm lot 3

QUITCLAIM DEED

THIS QUITCLAIM DEED, Executed this 13th day of February, 2023, by the Grantor(s),
MAZHER H. SYED AND NAZIA MOHSIN, husband and wife, of 7426 Lincoln Avenue, Unit C, Skokie,
IL 60076

to the Grantee(s),

MAZHER H. SYED AND NAZIA MOHSIN, husband and wife, and RAZIA SULTANA, an unmarried
woman, as Joint Tenants with Rights of Survivorship, whose address is 7426 Lincoln Avenue, Unit C,
Skokie, IL 60076

WITNESSETH, That the said Grantor, for \$10.00

TEN DOLLARS AND ZERO CENTS

The receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the said
Grantee forever, all the right, title, interest and claim which the said Grantor has in and to the following
described parcel of land, and improvements and appurtenances thereto in the County of Cook,
State of Illinois, legally described as:

LOT 2 IN BLOCK 7 IN LINCOLNWOOD TOWERS THIRD ADDITION, BEING A SUBDIVISION OF
PART OF THE SOUTHEAST FRACTIONAL 1/4 OF FRACTIONAL SECTION 33, TOWNSHIP 41
NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

EXEMPT UNDER 35 ILCS 200/31-45 PARAGRAPH e.

Handwritten signature

2/13/23

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Commonly known as: 6650 N. NAVAJO AVENUE, LINCOLNWOOD, IL 60712

Parcel Identification: 10-33-437-008-0000

IN WITNESS WHEREOF, The said Grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in presence of:

Signature: [Signature]
Print Name: MAZHER H. SYED
Capacity: GRANTOR

Signature: [Signature]
Print Name: NAZIA MOHSIN
Capacity: GRANTOR

Signature: _____
Print Name: _____
Capacity: _____

Signature: _____
Print Name: _____
Capacity: _____

STATE OF ILLINOIS
(SS)
COUNTY OF COOK

I, the undersigned, a notary public, certify that MAZHER H. SYED and NAZIA MOHSIN

personally known to me to be the same person whose name(s) is or are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged to me that he/she/they signed and delivered the instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand this 13 day of February, 2023.

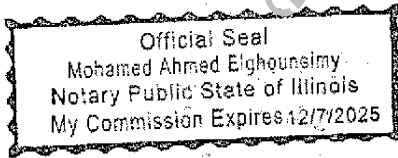
[Signature]
Signature of Notarial Officer
Mohamed Ahmed Elghouneimy

[SEAL]

Print Name
866 712

Serial number, if any
12107/2025

My appointment expires



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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: 02 | 13 | 2023

SIGNATURE: *Mazher Syed*
GRANTOR or AGENT

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:

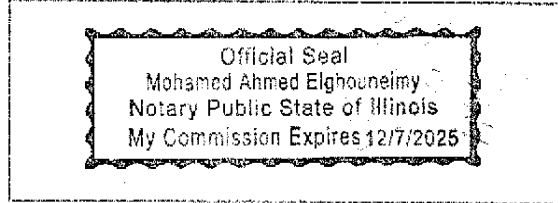
Mohamed Ahmed Elghoneimy

By the said (Name of Grantor): MAZHER SYED

On this date of: 02 | 15 | 2023

NOTARY SIGNATURE: *[Signature]*

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: 02 | 13 | 2023

SIGNATURE: *[Signature]*
GRANTEE or AGENT

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:

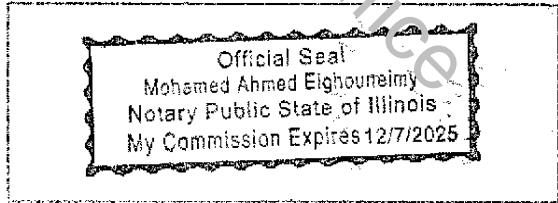
Mohamed Ahmed Elghoneimy

By the said (Name of Grantee): NAZIA MOHSIN

On this date of: 02 | 13 | 2023

NOTARY SIGNATURE: *[Signature]*

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)**)

UNOFFICIAL COPY

THIS INSTRUMENT PREPARED BY
AND WHEN RECORDED RETURN TO:

**VILLAGE OF LINCOLNWOOD
CERTIFICATE OF PAYMENT
OF WATER SERVICE CHARGES AND OTHER MONETARY CHARGES
OWED THE VILLAGE**


The undersigned, Director of Finance or his designee for the Village of Lincolnwood, Cook County, Illinois, certifies that the water service charges, plus penalties for delinquent payments, if any, and other monetary charges owed the Village by the property owner for the following described property have been paid in full as of the date of issuance set forth below.

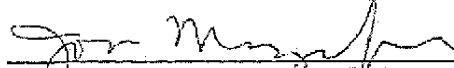
Title Holder's Name: Mazher Syed
Mailing Address: 6650 N Navajo
Lincolnwood, IL 60712
Telephone No.: _____
Attorney or Agent: _____
Telephone No.: _____
Property Address: 6650 N Navajo
Lincolnwood, IL 60712
Property Index Number (PIN): 10-33-437-008-0000
Water Account Number: N/A
Date of Issuance: 02/15/2023

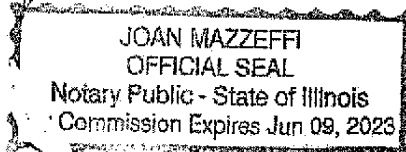
State of Illinois)
County of Cook)

VILLAGE OF LINCOLNWOOD

This instrument was acknowledged before me on 02/15/2023, by Joan Mazzeffi

By: 
Denise Joseph
Finance Director


(Signature of Notary Public)
(SEAL)



THIS CERTIFICATE IS GOOD FOR ONLY 20 DAYS AFTER THE DATE OF ISSUANCE.