

UNOFFICIAL COPY



23079460120

Preparation of Instrument Only at Grantor's
Direction Without Examination or Opinion of Title

Doc# 2307946012 Fee \$93.00

PREPARED BY and RETURN TO:

Luke P. Herlehy
Dalton & Herlehy, P.C.
482 Briargate Drive
South Elgin, IL 60177

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

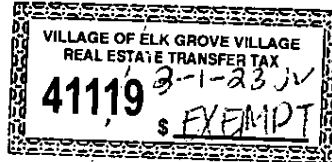
DATE: 03/20/2023 10:37 AM PG: 1 OF 3

**GRANTEE'S ADDRESS and
MAIL TAX BILLS TO:**

Greg Bittner
1301 Brummel Avenue
Elk Grove Village, IL 60007

Exempt under provisions of Paragraph e,
35 ILCS 200/31-45 Property Tax Code.

2/22/2023 *[Signature]*
Date Buyer, Seller or Representative



QUIT CLAIM DEED

THIS INDENTURE WITNESSETH that the Grantor, **Ervin Bittner**, a widower not since remarried, of Winfield Township, DuPage County, Illinois, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, does hereby convey and quit claim unto **Greg Bittner**, a married man, of Winfield Township, DuPage County, Illinois, the following described real estate located in the County of Cook, State of Illinois:

LOT 182 IN HIGGINS INDUSTRIAL PARK UNIT NUMBER 124, BEING A SUBDIVISION IN THE NORTHEAST QUARTER OF SECTION 27, TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Commonly known as 1301 Brummel, Elk Grove Village, Illinois

Parcel No.: 08-27-202-045-0000

C. V. 3
P. 3
S. 1
SC. y
INT. R

REAL ESTATE TRANSFER TAX		16-Mar-2023
COUNTY:		0.00
ILLINOIS:		0.00
TOTAL:		0.00

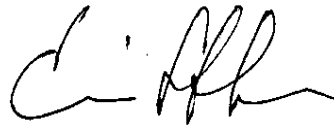
08-27-202-045-0000 | 20230201653082 | 1-578-250-448

UNOFFICIAL COPY

And the Grantor hereby expressly waives and releases any and all right or benefit under and by virtue of any and all statutes of the State of Illinois providing for the exemption of homesteads from sale on execution or otherwise.

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal this

22 day of FEBR, 2023.



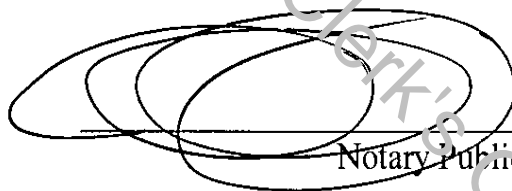
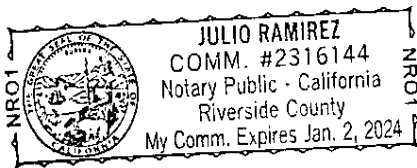
Ervin Bittner

STATE OF CALIFORNIA)
) SS
COUNTY OF Riverside)

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

I, the undersigned, a Notary Public, in and for the county in the state aforesaid, do hereby certify that **Ervin Bittner**, personally known to me to be the same person whose name is subscribed to the foregoing instrument appeared before me this day in person and acknowledged that he signed and delivered the instrument as his own free and voluntary act for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 22 day of Feb, 2023.



Notary Public

UNOFFICIAL COPY

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 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: FEBRUARY 22, 2023 Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me by the said Ervin B. Pire this 22 day of Feb, 2023.

[Signature]
Notary Public

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.



The grantee or his 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: FEBRUARY 22, 2023 Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me by the said Ervin B. Pire this 22 day of Feb, 2023.

[Signature]
Notary Public

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.



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.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)