

UNOFFICIAL COPY

QUITCLAIM DEED

THE GRANTORS, Scott Kaplan and Lauren Kaplan, Husband and Wife, of County of Cook, State of Illinois, for and in consideration of TEN and 00/100 Dollars (\$10.00), and other good and valuable considerations in hand paid, CONVEY and QUITCLAIM unto THE GRANTEE, Scott Kaplan as Trustee of The Scott M. Kaplan Revocable Living Trust, dated Feb. 6, 2023, of which Scott Kaplan is the primary beneficiary, and Lauren Kaplan, as Trustee of The Lauren C. Kaplan

Doc#: 2308246021 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/23/2023 09:34 AM Pg: 1 of 4

Dec ID 20230301679644
ST/CO Stamp 1-898-195-152
City Stamp 0-765-602-000

Revocable Living Trust, dated Feb. 6, 2023, which Lauren Kaplan is the primary beneficiary, a married couple, said beneficial interest to be held as TENANCY BY THE ENTIRETY, all right, title, and interest in the following described real estate, situated in the County of Cook and State of Illinois, to wit:

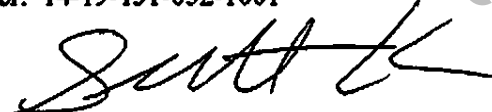
PARCEL 1: UNIT 1 IN 3656 N. DAMEN CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

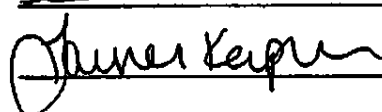
LOT 1 IN THE SUBDIVISION OF THE EAST 173 FEET OF THE EAST ½ OF BLOCK 1 IN SELLER'S SUBDIVISION OF THE SOUTHEAST ¼ OF THE NORTHWEST ¼ OF SECTION 19, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED JANUARY 6, 2005 AS DOCUMENT 0500603057, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS APPURTENANT TO SAID UNIT, AS SET FORTH IN SAID DECLARATION, AS AMENDED FROM TIME TO TIME.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-1, A LIMITED COMMON ELEMENT, AS SHOWN ON THE PLAT OF SURVEY ATTACHED AS "EXHIBIT B" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED AS DOCUMENT NO. 0500603057.

Common Address: 3656 N. Damen Avenue, #1, Chicago, IL 60618
Permanent Index Number: 14-19-131-052-1001


DATED this 23rd day of February, 2023

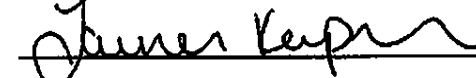




This transaction is exempt under the provisions of Paragraph E, Section 4 of the Real Estate Transfer Tax Act.

DATED this 23rd day of February, 2023



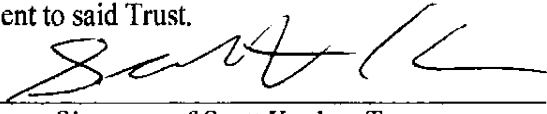


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ACCEPTANCE BY TRUSTEES:

I, Scott Kaplan, as Trustee of The Scott M. Kaplan Revocable Living Trust, dated Feb. 6, 2023, hereby accept the conveyance of the property described in this instrument to said Trust.

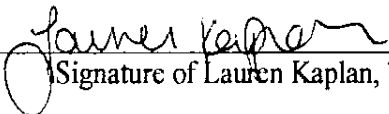
DATED this 23rd day of February, 2023



Signature of Scott Kaplan, Trustee

I, Lauren Kaplan, as Trustee of The Lauren C. Kaplan Revocable Living Trust, dated Feb. 6, 2023, hereby accept the conveyance of the property described in this instrument to said Trust.

DATED this 23rd day of February, 2023

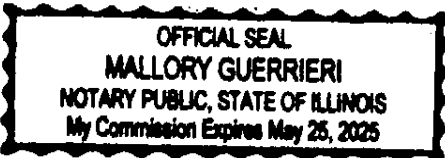


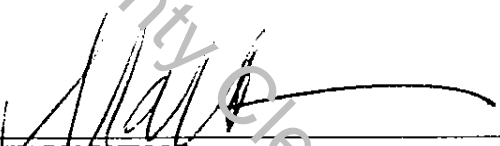
Signature of Lauren Kaplan, Trustee

State of Illinois)
) ss.
County of Cook)

I, the undersigned, a Notary Public in and for said County, in the State of Illinois, DO HEREBY CERTIFY that Scott Kaplan and Lauren Kaplan, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, both as individuals and as Trustees, 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.

Given under my hand and official seal, this 23rd day of February, 2023.





NOTARY PUBLIC

MAIL DEED AND TAX BILLS TO:
Scott Kaplan, Trustee of the Scott M. Kaplan Revocable Living Trust, dated Feb. 6, 2023, and Lauren Kaplan, Trustee of the Lauren C. Kaplan Revocable Living Trust, dated Feb. 6, 2023, 3656 N. Damen Ave. #1 Chicago, IL 60618

PREPARED BY:
Lauren Kaplan
Kaplan Estate Law LLC
3656 N. Damen Ave. #1
Chicago, IL 60618

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STATEMENT BY GRANTOR AND GRANTEE

The **Grantor** or his/her Agent affirms that, to the best of his/her 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: February 23rd 2023

Signature: [Signature]

**Grantor or Agent
Scott Kaplan**

Subscribed and sworn to before me

By the said Grantor

This 23rd day of February 2023

Notary Public [Signature]



The **Grantor** or his/her Agent affirms that, to the best of his/her 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: February 23rd 2023

Signature: [Signature]

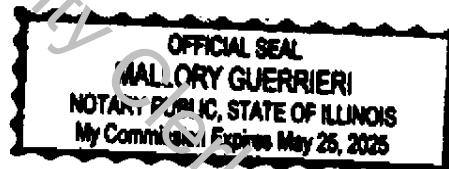
**Grantor or Agent
Lauren Kaplan**

Subscribed and sworn to before me

By the said Grantor

This 23rd day of February 2023

Notary Public [Signature]

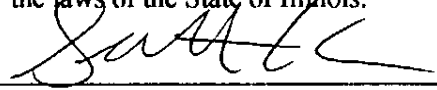


PROPERTY OF COOK COUNTY CLERK'S OFFICE

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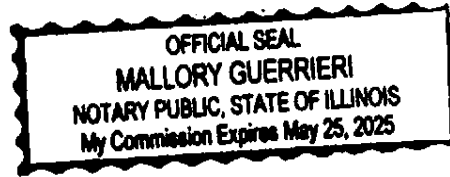
The **Grantee** or his/her Agent affirms that, to the best of his/her knowledge, the name of the **Grantee** shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois Corporation or foreign corporation authorized to do business or acquire and hold 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: February 23rd, 2023

Signature: 

Grantee or Agent
Scott Kaplan, Trustee of The Scott M. Kaplan Revocable Living Trust, dated Feb. 6, 2023

Subscribed and sworn to before me
By the said Grantee
This 23rd day of February 2023



Notary Public 

The **Grantee** or his/her Agent affirms that, to the best of his/her 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.

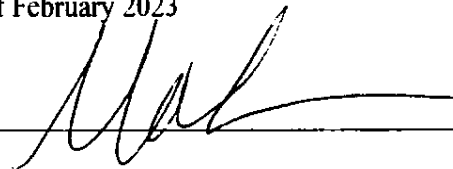
Dated: February 23rd, 2023

Signature: 

Grantee or Agent
Lauren Kaplan, Trustee of The Lauren C. Kaplan Revocable Living Trust, dated Feb. 6, 2023

Subscribed and sworn to before me
By the said Grantee
This 23rd day of February 2023



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.

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