

# UNOFFICIAL COPY

**Prepared By:**

Michael G. Kaplan  
2115 Mardela Springs Court  
Henderson, NV 89052

**After Recording Mail To:**

uDeed, LLC - 106626  
1349 Galleria Drive, Suite 100  
Henderson, NV 89014-8624

**Mail Tax Statement To:**

Michael G. Kaplan, Trustee, et al  
2115 Mardela Springs Court  
Henderson, NV 89052



\*2317415000\*

Doc# 2317415000 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 06/23/2023 09:19 AM PG: 1 OF 3

SPACE ABOVE THIS LINE FOR RECORDER'S USE

## WARRANTY DEED

TITLE OF DOCUMENT

The Grantor(s) **Michael G. Kaplan and Peggy S. Kaplan, husband and wife, not tenants in common, not as joint tenants, but as tenants by the entirety**, for GOOD AND VALUABLE CONSIDERATION, in hand paid, convey(s) and warrant(s) to **MICHAEL G. KAPLAN and PEGGY S. KAPLAN, Trustees of the KAPLAN FAMILY TRUST**, dated January 30, 2023, whose address is 2115 Mardela Springs Court, Henderson, Nevada 89052, all interest in the following described real estate situated in the County of **Cook**, in the State of **Illinois**, to wit:

PARCEL 1:

UNIT 1-301, IN PARK POINT AT WHEELING CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PART OF LOT 1 IN PARK POINT AT WHEELING SUBDIVISION IN THE WEST 1/2 OF SECTION 3, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0010943232, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE OF PARKING SPACE NUMBER P-25, AS A LIMITED COMMON ELEMENT, AS SET FORTH IN THE DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO RECORDED AS DOCUMENT 0010943232.

Site Address: **660 McHenry Road, Unit 301, Wheeling, Illinois 60090**

Permanent Index Number: **03-03-300-017-1009**

Prior Recorded Doc. Ref.: **Special Warranty Deed**; Recorded: **January 25, 2002**; Doc. No. **0020103153**

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois; However, subject to any Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record; To have and to hold said premises forever.

When the context requires, singular nouns and pronouns, include the plural.

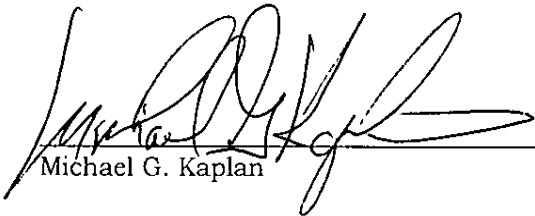
REAL ESTATE TRANSFER TAX		23-Jun-2023
COUNTY:		0.00
ILLINOIS:		0.00
TOTAL:		0.00

03-03-300-017-1009 | 20230601652875 | 0-035-960-528

Real Estate Transfer Approved  
Date 6/23/23  
Index 413133  
VALID FOR A PERIOD OF THIRTY (30) DAYS FROM THE DATE OF ISSUANCE

# UNOFFICIAL COPY

Dated this 30 day of Jan, 2023

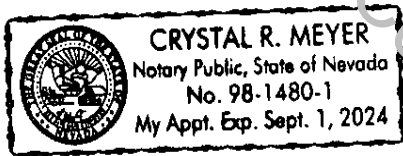
  
Michael G. Kaplan

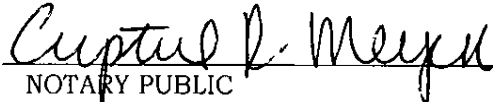
  
Peggy S. Kaplan

STATE OF Nevada )  
COUNTY OF Clark ) SS

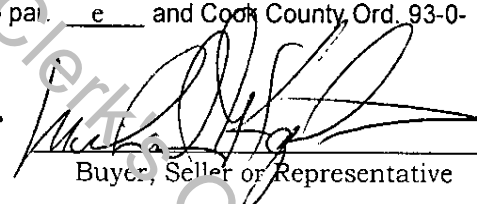
The foregoing instrument was acknowledged before me this 30 day of January, 2023,  
by **Michael G. Kaplan and Peggy S. Kaplan.**

NOTARY STAMP/SEAL



  
NOTARY PUBLIC

Crystal R Meyer  
PRINTED NAME OF NOTARY  
MY Commission Expires: 09/01/2024

AFFIX TRANSFER TAX STAMP	
OR	
Exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45 sub par. <u>  </u> e and Cook County Ord. 93-0-27 par. 4.	
<u>1/30/2023</u>	
Date	Buyer, Seller or Representative

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## STATEMENT BY GRANTOR AND GRANTEE

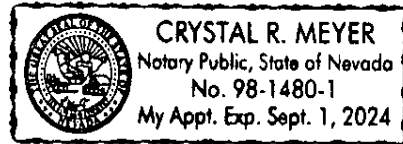
The GRANTOR or his agent affirms that, to the best of his knowledge, the name of the GRANTEE shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 Jan 30, 2023.

Signature: \_\_\_\_\_

*[Handwritten Signature]*  
Michael G. Kaplan

Subscribed and sworn to before me by the said, Michael G. Kaplan, this 30<sup>th</sup> day of January, 2023.



Notary Public: Crystal R Meyer

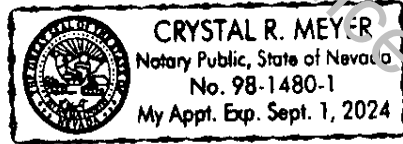
The GRANTEE or his agent affirms that, to the best of his knowledge, the name of the GRANTEE shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 Jan 30, 2023.

Signature: \_\_\_\_\_

*[Handwritten Signature]*  
Michael G. Kaplan, Trustee

Subscribed and sworn to before me by the said, Michael G. Kaplan, Trustee, this 30<sup>th</sup> day of January, 2023.



Notary Public: Crystal R Meyer

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.)