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This document prepared by:
Rana Salom Hamwi
1720 Verde Drive
Mount Prospect, IL 60056



Doc# 2319413212 Fee \$88.00

RHSP FEE: \$18.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 07/13/2023 11:34 AM PG: 1 OF 3

Return this document and future
Tax bills to:
RANA ENTREPRENEUR INVEST LLC
1720 Verde Drive
Mount Prospect, IL 60056

QUITCLAIM DEED

THIS QUITCLAIM DEED, Executed this 10th day of May, 2023, by the Grantor(s),
RSH 1626 ESTES 1C LLC of Mount Prospect, IL

to the Grantee(s),
RANA ENTREPRENEUR INVEST LLC
1720 Verde Drive
Mount Prospect, IL 60056

Exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45
sub par. E and Cook County Ord. 93-0-27 par. 4
Date 7/13/2023 Sign. [Signature]

WITNESSETH, That the said Grantor, for \$10.00 Ten DOLLAR and zero cent.

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:

UNIT 1C IN THE 1626 W. ESTES AVENUE CONDOMINIUM AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: THE EAST 25 FEET OF LOT 16 AND ALL OF LOT 17 IN BLOCK 11 IN ROGERS PARK, A SUBDIVISION OF SECTIONS 30,31 AND 32, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH PLAT OF SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED MARCH 15, 2007 AS DOCUMENT NUMBER 0707422016, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS

Permanent Index Number's: 11-31-203-025-1003

Property Address : 1626 Estes Ave, Unit 1C, Chicago, Illinois 60626

REAL ESTATE TRANSFER TAX		06-Jul-2023
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

11-31-203-025-1003 | 20230701665243 | 0-321-547-984

* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX		06-Jul-2023
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

11-31-203-025-1003 | 20230701665243 | 1-368-223-440

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Commonly known as: 1626 W. Estes Ave. Unit 1C, Chicago, Illinois 60626

Parcel Identification: 11-31-203-025-1003

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: *Rana*
Print Name: Rana Salom Hamwi
Capacity: Grantor

Signature: _____
Print Name: _____
Capacity: _____

Signature: _____
Print Name: _____
Capacity: _____

Signature: _____
Print Name: _____
Capacity: _____

STATE OF IL)

(SS)

COUNTY OF COOK)

I, the undersigned, a notary public, certify that RANA SALOM HAMWI

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 22nd day of MAY, 2013.

[Signature]
Signature of Notarial Officer
ERIC D MILANO
Print Name

[SEAL]



Serial number, if any
07/03/2023
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: 7 | 12 | 2023

SIGNATURE: *Rana*
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:

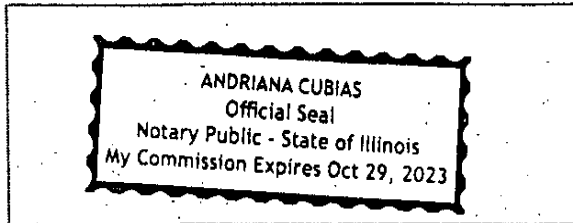
Andriana Cubias

By the said (Name of Grantor): Rana Salom Hemani

On this date of: 7 | 12 | 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: 7 | 12 | 2023

SIGNATURE: *Rana*
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:

Andriana Cubias

By the said (Name of Grantee): Rana Salom Hemani

On this date of: 7 | 12 | 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)**