

UNOFFICIAL COPY

Doc#: 2321929144 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/07/2023 03:11 PM Pg: 1 of 3

QUIT CLAIM DEED

Dec ID 20230801690845

ILLINOIS

23-12655

Above Space for Recorder's Use Only

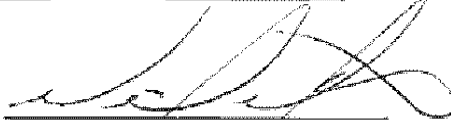
THE GRANTOR(s), Neil Martinez and Louie Sigalos, both single persons, of the City of Rolling Meadows, County of Cook, State of Illinois, for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable considerations in hand paid, CONVEY(s) and QUIT CLAIM(s) to Louie Sigalos, of 5550 Astor Lane, Unit 105, Rolling Meadows, Illinois, the following described Real Estate situated in the County of Cook, in the State of Illinois to wit: *(See page 2 for legal description attached here to and made part here of)*, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: General taxes not yet due and payable, and subsequent years; covenants, conditions and restrictions of record, encumbrances of record, if any.

Permanent Real Estate Index Number(s): 08-08-402 040-1143.

Address of Real Estate: 5550 Astor Lane, Unit 105, Rolling Meadows, Illinois, 60008.

DATED THIS 7th DAY OF June, 2023.



Neil Martinez

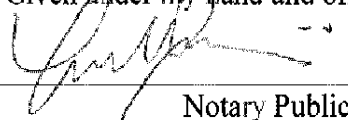


Louie Sigalos

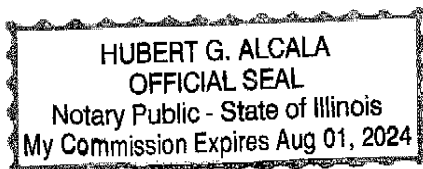
State of Illinois, County of DuPage ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that Neil Martinez and Louie Sigalos, known to me to be the same person(s) whose name(s) is (are) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she (they) signed, sealed and delivered the said instrument as his/her(their) free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Signed and Sealed before me this
7th Day of June, 2023.

Given under my hand and official seal:



Notary Public



1872

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LEGAL DESCRIPTION


For the premises commonly known as: 5550 Astor Lane, Unit 105, Rolling Meadows, Illinois, 60008.

PARCEL ONE: UNIT 105 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 5550 N. ASTOR, IN SARATOGA CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0334539143, AS AMENDED FROM TIME TO TIME, IN THE SOUTHEAST 1/4 OF SECTION 8, TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL TWO: THE RIGHT TO USE OF PARKING SPACES 409 AND 410, LIMITED COMMON ELEMENTS, AS DEFINED AND SET FORTH IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 0334539143, IN COOK COUNTY, ILLINOIS.

This conveyance is exempt under the provisions of Para. E, Sec. 31-45, Real Estate Transfer Tax Law, 35 ILCS 200/31-45.

Date: 6/29/2023

Seller, Buyer or Representative 

CITY OF ROLLING MEADOWS, IL REAL ESTATE TRANSFER STAMP	
DATE	<u>6/29/23</u> .50.00
ADDRESS	<u>5550 Astor Ln. 105</u>
18702	Initial <u>SM</u>

Return to:
Novac Title Company, LLC
1801 S. Meyers Rd.
Suite 20220
Oakbrook Terrace, IL 60181

This instrument was prepared by:
Neil Martinez
Louie Sigalos
5550 Astor Ln.
Unit 105
Rolling Meadows, IL. 60008

Mail Tax Bill To:
Louie Sigalos
5550 Astor Ln.
Unit 105
Rolling Meadows, IL 60008

After Recording Mail To:
Louie Sigalos
5550 Astor Ln.
Unit 105
Rolling Meadows, IL. 60008

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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: 06 | 29 | 2023

SIGNATURE: *Melody LeLousis*
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:

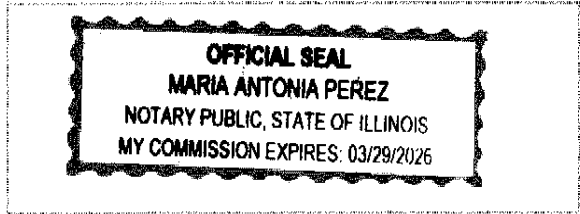
MARIA ANTONIA PEREZ

By the said (Name of Grantor): MELODY LELOUSIS

On this date of: 06 | 29 | 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: 06 | 29 | 2023

SIGNATURE: *Melody LeLousis*
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:

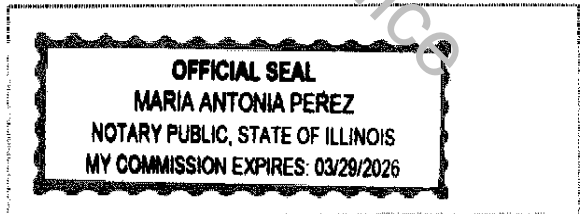
MARIA ANTONIA PEREZ

By the said (Name of Grantee): MELODY LELOUSIS

On this date of: 06 | 29 | 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)**