

UNOFFICIAL COPY

Doc#. 2324328028 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/31/2023 11:15 AM Pg: 1 of 3

QUIT CLAIM DEED

ILLINOIS

Dec ID 20230801613221
ST/CO Stamp 0-190-961-104
City Stamp 1-935-791-568

Above Space for Recorder's Use Only

THE GRANTOR(s) **Priyadarshini Verma and Anupam Verma**, wife and husband, of 3952 Caliente Circle, Naperville, IL 60564, 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 **Qualcare LLC**, an Illinois Limited Liability Company, of 3952 Caliente Circle, Naperville, IL 60564, 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 for 2022 and subsequent years; Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number(s) 17-22-102-025-1141 and 17-22-102-025-1213

Address(es) of Real Estate: 1250 S. Indiana Ave., Unit 1115, Chicago, IL 60605

EXEMPT UNDER THE PROVISIONS OF SECTION 200/31-45(e) OF THE ILLINOIS PROPERTY TAX CODE.

Not Homestead Property as to Grantor or Grantor's Spouse.

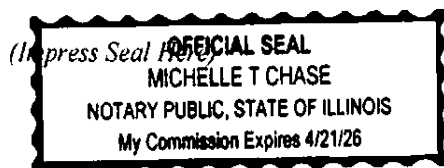
Signature: Michelle Chase Date: 8/22/23

The date of this deed of conveyance is August 22, 2023.

Priyadarshini Verma
(SEAL) Priyadarshini Verma

Anupam Verma
(SEAL) Anupam Verma

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 **Priyadarshini Verma and Anupam Verma**, 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 she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.



Given under my hand and official seal this 22 day of August, 2023.

Michelle Chase
Notary Public

(My Commission Expires 4/21/26)

LEGAL DESCRIPTION
UNOFFICIAL COPY

For the premises commonly known as 1250 S. Indiana Ave., Unit 1115, Chicago, IL 60605

PIN: 17-22-102-025-1141 and 17-22-102-025-1213

UNIT(S) 1115 AND P-45 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN LAKESIDE ON THE PARK CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0433603049, AS AMENDED FROM TIME TO TIME IN THE NORTHWEST FRACTIONAL 1/4 OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

<p>This instrument was prepared by:</p> <p>Michelle T. Chase 552 S. Washington St. Suite 205 Naperville, IL 60540</p>	<p>Send subsequent tax bills to:</p> <p>Qualcare LLC 3952 Caliente Circle Naperville, IL 60564</p>	<p>Recorder-mail recorded document to:</p> <p>Michelle T. Chase 552 S. Washington St. Suite 205 Naperville, IL 60540</p>
---	---	--

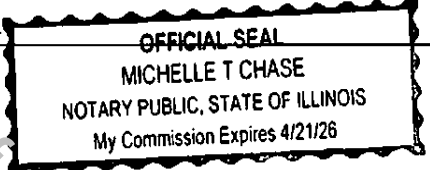
UNOFFICIAL COPY CHICAGO TITLE

CHICAGO TITLE INSURANCE COMPANY 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: 8/22/23 Signature: *Priyadarshini Verma*
Grantor or Agent Priyadarshini Verma
Anupam
Subscribed and sworn to before me: Anupam Verma

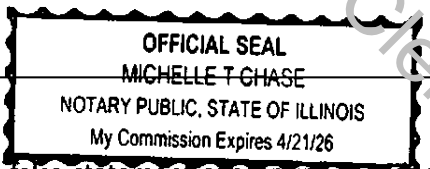
Michelle T. Chase Notary Public Date 8/22/23



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: 8/22/23 Signature: *Signature LLC*
Grantor or Agent Signature LLC

Michelle T. Chase Notary Public Date 8/22/23



Note: Any person who knowingly submits a false statement concerning the identity of the 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.)