

UNOFFICIAL COPY



Doc# 2326215003 Fee \$88.00

PREPARED BY:
Tiffany M. Alexander, Esq.
Alexander Law, LLC
717 Forest Avenue, 2nd Floor
Lake Forest, IL 60045

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 09/19/2023 10:03 AM PG: 1 OF 3

AFTER RECORDING RETURN TO AND
SEND SUBSEQUENT TAX BILLS TO:

Joanne Baer f/k/a Joanne Meulendyke
618 W. Oakdale Ave., Unit 5
Chicago, IL 60657

Quit Claim Deed

THE GRANTORS, Joanne Baer f/k/a Joanne M. Meulendyke and Michael K. Baer, for and in consideration of Ten and no/100 Dollars (\$10.00), in hand paid, CONVEY(S) and QUIT CLAIM(S) to Joanne Baer f/k/a Joanne M. Meulendyke of 618 W. Oakdale Ave., Unit 5, Chicago, Illinois, 60657 all right, title and interest they may have in the following described real estate situated in the County of Lake in the State of Illinois, to wit:

UNIT 5 IN 618 WEST OAKDALE AVENUE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 3 IN BLOCK 1 IN R.D. ELDER AND OTHERS SUBDIVISION OF THE EAST 280 FEET OF THE SOUTH 125.00 FEET LYING NORTH OF THE NORTH LINE OF OAKDALE AVENUE OF BLOCK 1 OF KNOCKE AND GARDNER'S SUBDIVISION IN SECTION 28, 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 OWNERSHIP RECORDED OCTOBER 27, 1999 AS DOCUMENT 09013004, 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, ALL IN COOK COUNTY, ILLINOIS.

Permanent Index Numbers: 14-28-111-060-1005
Address of Real Estate: 618 W. Oakdale, Unit 5, Chicago, IL, 60657

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 31st day of July 2023.

Michael K. Baer

Joanne Baer f/k/a Joanne M. Meulendyke

REAL ESTATE TRANSFER TAX / 19-Sep-2023



CHICAGO: 5,362.50
CTA: 2,145.00
TOTAL: 7,507.50 *

REAL ESTATE TRANSFER TAX	19-Sep-2023
COUNTY:	93.00
ILLINOIS:	186.00
TOTAL:	279.00

14-28-111-060-1005 | 20230801609266 | 1-279-737-296

14-28-111-060-1005 | 20230801609266 | 0-030-227-920

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

UNOFFICIAL COPY

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: July 31st, 2023

SIGNATURE: [Signature]
GRANTOR or AGENT

GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

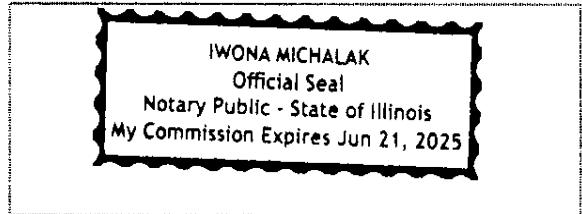
Subscribed and sworn to before me, Name of Notary Public: INONA MICHALAK

By the said (Name of Grantor): MICHAEL K. BAER

On this date of: 07 | 31 | 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: 08 | 25 | 2023

SIGNATURE: [Signature]
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: Ria Chande

By the said (Name of Grantee): Joanne Marie Baer

On this date of: 08 | 25 | 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)**)

UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public, in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Michael K. Baer, 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 he/she signed and delivered said instrument as his/her own free and voluntary act for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal, this 31st day of JULY 2023.

My Commission Expires: JUNE 21st, 2025

Notary Public Iwona Michalak



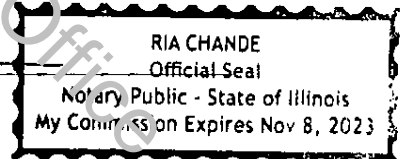
STATE OF IL)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public, in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Joanne Baer f/k/a Joanne M. Meulendyke, 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 he/she signed and delivered said instrument as his/her own free and voluntary act for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal, this 25th day of AUGUST 2023.

My Commission Expires: Nov. 8, 2023

Notary Public Ria Chande



Exempt from taxation under the provisions of the State of Illinois Real Estate Transfer Tax Act 35 ILCS 200/31-45(e).

Date: July 31st, 2023

Michael K. Baer
Michael K. Baer

Date: August 25, 2023

Joanne Baer
Joanne Baer f/k/a Joanne M. Meulendyke