

UNOFFICIAL COPY

Doc#: 2326313199 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 09/20/2023 11:49 AM Pg: 1 of 3

QUIT CLAIM DEED
(STATUTORY)
ILLINOIS

Dec ID 20230901627103
ST/CO Stamp 1-092-500-944

THE GRANTOR, **Marsha Park, as manager, of PARK 2141 Dauntless LLC, an Illinois limited liability company, of 7354 N. Caldwell Ave., Niles, IL 60714**, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to **Park Family Limited Partnership, of 7354 N. Caldwell Ave., Niles, IL 60714**, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, in **Fee Simple**:

PARCEL 1: THE NORTH 31.04 FEET OF THE SOUTH 148.24 FEET OF LOT 56 IN WESTGATE AT THE GLEN PHASE 2, BEING A SUBDIVISION OF PART OF THE NORTHEAST ¼ OF SECTION 28, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 27, 2016 AS DOCUMENT 1627118098 IN COOK COUNTY, ILLINOIS.

PARCEL 2: A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY WESTGATE AT THE GLEN PHASE 2, SUBDIVISION OF PART OF THE NORTHEAST ¼ OF SECTION 28, TOWNSHIP 42 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, RECORDED SEPTEMBER 27, 2016 AS DOCUMENT 1627118098 AND AS SET FORTH IN ARTICLE XI OF THE DECLARATION OF COVENANTS, CONDITIONS, EASEMENTS AND RESTRICTIONS FOR WESTGATE AT THE GLEN HOMES, MADE BY DEVELOPMENT SOLUTIONS GLN, LLC, DATED JULY 9, 2015 AND RECORDED JULY 10, 2015 AS RECORDING NO. 1519144070, AS AMENDED FROM TIME TO TIME, OVER OUTLOTS M AND N TO ACCESS CORAL LANE AND CONSTELLATION ROAD.

SUBJECT TO: general taxes for Second Installment of 2022 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s), covenants, conditions and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the Real Estate.

Permanent Real Estate Index Number(s): **04-28-208-037-0000**

Address of Real Estate: **2141 Dauntless Dr., Glenview, IL 60026**

Exempt under provisions of Paragraph E,
Section 4, Real Estate Transfer Tax Act.



UNOFFICIAL COPY

Dated: September 13, 2023

Marsha Park

PS

Marsha Park, as manager

REAL ESTATE TRANSFER TAX

19-Sep-2023



COUNTY: 0.00

ILLINOIS: 0.00

TOTAL: 0.00

04-28-208-037-0000

|20230901627103 | 1-092-500-944

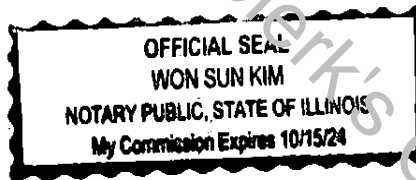
STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Marsha Park** is personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered me said instrument as their 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 13th day of September, 2023.

W. S. Kim

Notary Public



Prepared By:
Won Sun Kim, Esq.
5215 Old Orchard Rd., #210
Skokie, IL 60077

Name & Address of Taxpayer:
Park Family Limited Partnership
7354 N. Caldwell Ave.
Niles, IL 60714

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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: Sept. 13, 2023

SIGNATURE: X Marsha Soori
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:

By the said (Name of Grantor) Marsha Park

On this date of Sept. 13, 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: Sept. 13, 2023

SIGNATURE: X Marsha Soori
GRANTEE or AGENT

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

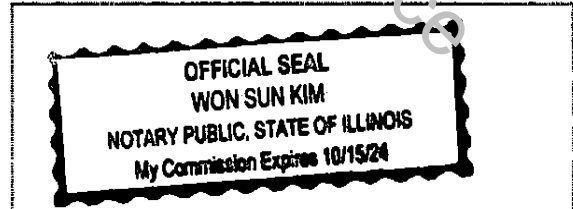
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantee) Marsha Park

On this date of Sept. 13, 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)**)