

UNOFFICIAL COPY

This Transaction Exempt Pursuant to
Real Estate Transfer Tax Law
Section 31-45, Paragraph e, and
Cook County Ordinance 95104.



Doc# 2328422017 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 10/11/2023 12:05 PM PG: 1 OF 3

DATE: July 31, 2020
SIGNED: [Signature]

QUIT CLAIM DEED (Individuals to Trust)

THE GRANTORS, MICHAEL C. O'NEIL, married to ELIZABETH H. BARTELS, husband and wife, of the City of Chicago, County of Cook, State of Illinois, for the consideration of Ten and no/100 dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEY AND QUITCLAIM to MICHAEL C. O'NEIL and ELIZABETH H. BARTELS, husband and wife, as Co-Trustees of the O'NEIL-BARTELS FAMILY TRUST u/a/d July 31, 2020, of which MICHAEL C. O'NEIL and ELIZABETH H. BARTELS are the primary beneficiaries of said beneficial interest, to be held as tenants by the entirety, and unto all and every Successor or Successors in Trust under said Trust Agreement, of 3713 N. Ashland Ave. #3N, Chicago, IL 60613, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

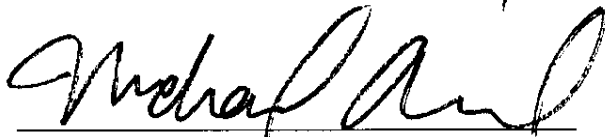
PARCEL 1: UNIT 3N IN THE 3713 NORTH ASHLAND CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY: LOTS 74 AND 75 (EXCEPT THOSE PARTS TAKEN FOR ROAD PURPOSES) IN OSCAR CHARLES ADDITION TO LANE PARK SUBDIVISION IN THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "D" IN THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED AS DOCUMENT NUMBER 0818345114, IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS APPURTENANT TO SAID UNIT, AS SET FORTH IN SAID DECLARATION.

PARCEL 2: EXCLUSIVE USE FOR PARKING AND STORAGE PURPOSES IN AND TO PARKING SPACE NUMBER P-3N, AND STORAGE S-3N, LIMITED COMMON ELEMENTS, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS

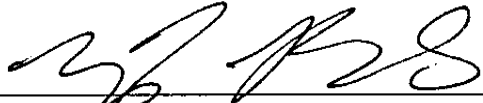
Permanent Index No. 14-20-111-045-1005.

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DATED this 31st day of July, 2020.



MICHAEL C. O'NEIL



ELIZABETH H. BARTELS

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 C. O'NEIL, married to ELIZABETH H. BARTELS, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the purposes therein set forth.

GIVEN under my hand and Notary Seal this 31st day of July, 2020.

Commission Expires: 5/12/2024


NOTARY PUBLIC

Address of Property:
3713 N. Ashland Ave. #3N
Chicago, IL 60613

(Mail to):
This instrument prepared by:
Send Subsequent Tax Bills To:
SPAIN, SPAIN & VARNET, P.C.
33 N. Dearborn St. #2220
Chicago, IL 60602

MICHAEL C. O'NEIL and
ELIZABETH H. BARTELS, Trustees
3713 N. Ashland Ave. #3N
Chicago, IL 60613

REAL ESTATE TRANSFER TAX	11-Oct-2023
CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *



14-20-111-045-1005 | 20231001647486 | 1-988-234-192

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

REAL ESTATE TRANSFER TAX	11-Oct-2023
COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00



14-20-111-045-1005 | 20231001647486 | 0-868-348-880

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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: 10 | 11 | 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: Tina Miroballi

By the said (Name of Grantor): Elizabeth Zhanni

On this date of: 10 | 11 | 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: 10 | 11 | 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: Tina Miroballi

By the said (Name of Grantee): Elizabeth Zhanni

On this date of: 10 | 11 | 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)**)