

## QUIT CLAIM DEED



\*2328533023D\*

Doc# 2328533023 Fee \$93.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 10/12/2023 01:37 PM PG: 1 OF 3

THE GRANTORS, KANUBHAI S. PATEL, a Widower of the City of Streamwood, County of Cook and TEJASH PATEL, a married man, of the Village of Bartlett, County of DuPage, State of Illinois, for the consideration of \$10.00, in hand paid, CONVEYS to KANUBHAI S. PATEL and TEJASH PATEL, as Joint Tenants with rights of survivorship, all interest in the following described real estate situated in the County of Cook, State of Illinois:

LOT 81 IN THE MEADOWS PHASE 1 BEING A SUBDIVISION OF PART OF THE SOUTHWEST ¼ OF SECTION 24 OF SECTION 24, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

(THIS IS NOT HOMESTEAD PROPERTY AS TO TEJASH PATEL)

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

Permanent Parcel Number: 06-24-315-013-0000

Address(es) of Real Estate: 237 Iris Drive, Streamwood, IL 60107

Address of Grantees: 237 Iris Drive, Streamwood, IL 60107

Dated this 7 date of SEPTEMBER, 2023.

Please Print

Or Type

Names Below

Signatures

Kanubhai S. Patel

KANUBHAI S. PATEL

Tejash Patel

TEJASH PATEL

### REAL ESTATE TRANSFER TAX

11-Oct-2023



COUNTY: 0.00  
ILLINOIS: 0.00  
TOTAL: 0.00

06-24-315-013-0000

| 20230901639077 | 2-119-103-440

S ✓  
P 3  
S ✓  
SC ✓  
INT JP

STATE OF ILLINOIS,  
COUNTY OF DUPAGE

# UNOFFICIAL COPY

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)SS  
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I, the undersigned a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that KANUBHAI S. PATEL and TEJASH PATEL, personally known to me to be the same persons whose name 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 uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal this 7 day of September, 2023.

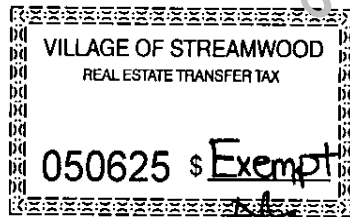


*Shari A. Karys*  
\_\_\_\_\_  
Notary Public

This instrument was prepared by:  
David J. Winthers  
Mullen, Winthers & Cerny, P.C.,  
1 N 141 County Farm Rd.  
Winfield, IL 60190

**Mail recorded instrument to:**  
Mullen, Winthers & Cerny, P.C.  
1N141 County Farm Road – Suite #230  
Winfield, IL 60190

**Mail future tax bills to:**  
Kanubhai S. Patel and Tejash Patel  
237 Iris Drive  
Streamwood, IL 60107



Exempt under Paragraph E of Section 31-45  
of the Property Tax Code.

*David J. Winthers*  
\_\_\_\_\_  
Agent/Attorney 9/6/2023

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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: 9 | 26 | 2023

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: \_\_\_\_\_

By the said (Name of Grantor): Kanubhai S Patels

On this date of: 9 | 26 | 2023 Tejash

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: 9 | 26 | 2023

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: \_\_\_\_\_

By the said (Name of Grantee): Kanubhai S Patels

On this date of: 9 | 26 | 2023 Tejash

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)**)