

UNOFFICIAL COPY

Doc#: 2334133303 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 12/07/2023 01:59 PM Pg: 1 of 4

QUIT CLAIM DEED

RETURN TO:
Britton T Berek
Marissa L Berek
25399 N Barsumian Drive
Tower Lakes IL 60010

Dec ID 20231101668475
ST/CO Stamp 0-877-352-912
City Stamp 0-979-081-168

SEND TAX BILL TO:
Britton T Berek
Marissa L Berek
25399 N Barsumian Drive
Tower Lakes IL 60010

THE GRANTOR(S), **Aable Company LLC, an Illinois Limited Liability Company** of **Tower Lakes** County of **Lake** State of **Illinois** for and in consideration of Ten and no/100(\$10.00) and other good and valuable consideration in hand paid, CONVEY(S) AND QUIT CLAIMS(S) to:

Britton T Berek and Marissa L Berek, husband and wife
25399 N Barsumian Drive
Tower Lakes IL 60010

The following described real estate situated in the County of **Cook** in the state of **Illinois**, to wit:

P.I.N.: **16-12-209-003-0000**

Address of Property: **2655 W Huron St, Chicago IL 60612**

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

Dated this 3rd day of NOVEMBER, 2023.



Marissa Berek, Authorized Signatory (SEAL)

Fidelity National Title CH23017945

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PARCEL:

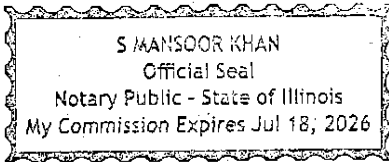
LOT 3 IN THE SUBDIVISION OF THAT PART OF BLOCK 6 LYING NORTHEASTERLY OF GRAND AVENUE IN WRIGHT AND WEBSTER'S SUBDIVISION OF THE NORTHEAST QUARTER OF SECTION 12, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THE EAST 67 FEET THEREOF) IN COOK COUNTY, ILLINOIS.

STATE OF ILLINOIS)ss.
County of Lake)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, Marissa Berek, either verified by state issued photographic identification or personally known to me to be the same person(s) whose name is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the instrument as his/her/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 notarial seal, this 3rd day of November, 2023.

My commission expires on 7/18/2026



[Signature]
NOTARY PUBLIC

NAME and ADDRESS OF PREPARER:
Marissa L Berek
25399 N Barsumian Drive
Tower Lakes IL 60010

EXEMPT UNDER PROVISIONS OF
PARAGRAPH E, SECTION 4,
REAL ESTATE TRANSFER ACT
DATE: 11/03/23

[Signature]
Signature of Buyer, Seller or Representative

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or their agent affirms that, to the best of their 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 and hold title to real estate under the laws of the State of Illinois.

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

GRANTOR OR AGENT:

Evelyn Ward
Signature

Evelyn Ward
Print Name

Subscribed and sworn to before me this 29th of November, 2023

Dana Marie Gorski
Notary Public



The grantee or their 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.

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GRANTEE OR AGENT:

Evelyn Ward
Signature

Evelyn Ward
Print Name

Subscribed and sworn to before me this 29th of November, 2023

Dana Marie Gorski
Notary Public



NOTE: 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 Section 4 of the Illinois Real Estate Transfer Tax Act.]

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REAL ESTATE TRANSFER TAX

07-Nov-2023



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

16-12-209-003-0000

| 20231101668475 | 0-877-352-912

REAL ESTATE TRANSFER TAX

07-Nov-2023



CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

16-12-209-003-0000 | 20231101668475 | 0-979-081-168

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

Property of Cook County Clerk's Office