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QUIT CLAIM DEED



Doc# 2335222023 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 12/18/2023 03:19 PM PG: 1 OF 4

THE GRANTOR(S):

Marcin Munik a/k/a Marcin Slawomir Munik, married to Monika B. Buchacz, of 1516 Algonquin Drive, Schaumburg, Illinois 60193, for the consideration of (\$10.00) TEN DOLLARS, and other good and valuable consideration in hand paid, at or before delivery of this document, receipt of which is hereby acknowledged, does grant, bargain, sell, convey, remise release and forever Quit Claims unto said **GRANTEE(S)**:

Munik M Properties LLC, an Illinois Limited Liability Company created and existing under and by virtue of the Laws of the State of Illinois having its principal office at the following address: 1516 Algonquin Drive, Schaumburg, Illinois 60193.

All the right, title, interest claim or demand which the Grantor may have had in and to the following described real estate in the County of Cook, State of Illinois, to wit:

See attached Exhibit A

Permanent Real Estate Index Number(s): **07-35-400-049-1074**

Address of Real Estate:
**601 Cumberland Trail, Unit A-2,
Roselle, Illinois 60172**

This property is not a homestead property and is not subject to the Homestead Exemption Laws of the State of Illinois with respect to the grantor or his spouse.

Dated this 13th of December, 2023.

X  (SEAL)
**Marcin Munik a/k/a
Marcin Slawomir Munik**

REAL ESTATE TRANSFER TAX

18-Dec-2023



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

07-35-400-049-1074

| 20231101677102 | 0-745-771-056

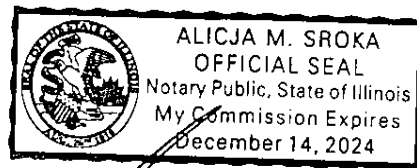
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STATE OF ILLINOIS }
 } ss.
COUNTY OF COOK }

I, the undersigned, a Notary Public

In and for said County, in the State aforesaid, DO HEREBY CERTIFY that **Marcin Munik a/k/a Marcin Slawomir Munik** is 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 signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

13th of December, 2023



Commission expires 12-14, 2024

NOTARY PUBLIC

This instrument was prepared by: *Alicja M. Sroka & Associates, P.C.*
Alicja M. Sroka, Esq.
7742 West Higgins Road, Suite C102, Chicago, Illinois 60631

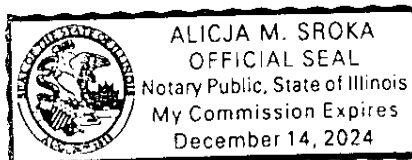
MAIL TO:
Alicja M. Sroka & Associates, P.C.
7742 West Higgins Road, Suite C102,
Chicago, Illinois 60631

SEND SUBSEQUENT TAX BILLS TO:
Munik M Properties LLC
1516 Algonquin Drive,
Schaumburg, Illinois 60193

EXEMPT UNDER PROVISIONS OF PARAGRAPH
E SECTION 31 - 45,
REAL ESTATE TRANSFER TAX LAW
DATE: 12-13-2023

X [Signature]
Signature of Buyer, Seller or Representative

[Signature]
Notary Public



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EXHIBIT "A" LEGAL DESCRIPTION

PARCEL 1: UNIT 25-A-2 IN THE CROSS CREEK CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PART OF LOT 3 IN CROSS CREEK, BEING A SUBDIVISION OF THE NORTHWEST ¼ OF THE SOUTHEAST ¼ OF SECTION 35, TOWNSHIP 41 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT 'B' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 25943259 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: EASEMENTS FOR INGRESS AND EGRESS AS CREATED BY DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS AND EASEMENTS RECORDED AS DOCUMENT 25155624 AS AMENDED FROM TIME TO TIME.

Permanent Real Estate Index Number(s): **07-35-400-049-1074**

Address of Real Estate: **601 Cumberland Trail, Unit A-2, Roselle, Illinois 60172**

Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

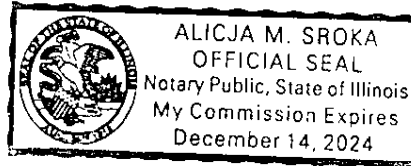
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois Corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title real estate to real estate in Illinois, or other entity recognized person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Date 12-13, 2023
Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me by the said **Marcin Munik a/k/a Marcin Slawomir Munik**.

this 13th day of **December**, 2023.

Notary Public _____



The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust 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 real estate to real estate in Illinois, or other entity recognized person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Date: 12-13, 2023
Signature: [Signature]
Grantee or Agent

Date: 12-13, 2023
Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me by the said **Marcin Slawomir Munik, not personally but as Manager of Munik M Properties LLC**.

Subscribed and sworn to before me by the said **Monika B. Buchacz, not personally but as Manager of Munik M Properties LLC**.

this 13th day of **December**, 2023.

this 13th day of **December**, 2023.

Notary Public _____

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.

(Attached to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

