

# UNOFFICIAL COPY

**QUIT CLAIM DEED to TRUST  
Illinois Statutory**



Doc# 2402246025 Fee \$93.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 01/22/2024 01:38 PM PG: 1 OF 3

Mail To:  
Jacob & Klein, Ltd.  
925 Shooting Park Road, Ste A  
Peru, IL 61354

Name-Address of Taxpayer:  
Vijaykumar Thaker and  
Seema Vijay Thaker  
300 David Lane  
Roselle, IL 60172

THE GRANTORS, **Vijaykumar Thaker and Seema Thaker, a/k/a Seema Vijay Thaker**, husband and wife, of the City of Roselle, Cook County, State of Illinois, for and in consideration of Ten and no/100ths (\$10.00) Dollars and other good and valuable considerations in hand paid.



CONVEY AND QUIT CLAIM all interests to **Vijaykumar Thaker and Seema Vijay Thaker as Co. Trustees of The Vijaykumar Thaker and Seema Vijay Thaker Revocable Trust Agreement dated December 20, 2023**, of the County of Cook, in the State of Illinois, in the following described real estate situated in the County of Cook, State of Illinois to wit:

Lot 1 in Pine Grove, Being a Subdivision in the East 1/2 of the Southeast 1/4 of Section 34 and in the West 1/2 of the Southwest 1/4 of Section 35, Township 41 North, Range 10, East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Index Number: 07344090010000

Property Address: 300 David Lane, Roselle, Illinois 60172

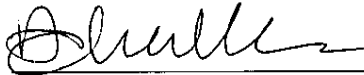
Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

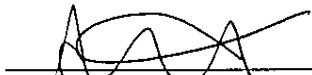
REAL ESTATE TRANSFER TAX		19-Jan-2024
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
07-34-409-001-0000		20240101612265   1-710-969-904

S Y  
P 3  
S 1  
SC Y  
INT R

# UNOFFICIAL COPY

Dated this 20<sup>th</sup> day of December, 2023

  
\_\_\_\_\_  
Vijaykumar Thaker (Seal)

  
\_\_\_\_\_  
Seema Vijay Thaker (Seal)

STATE OF ILLINOIS        )  
                                          )        SS  
COUNTY OF LASALLE    )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Vijaykumar Thaker and Seema Vijay Thaker, 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 instruments 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 notary seal, this 20<sup>th</sup> day of December, 2023.

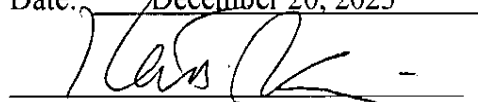
  
\_\_\_\_\_  
Notary Public

My commission expires on



Name-Address of Preparer:  
Herbert J. Klein  
Jacob & Klein, Ltd.  
925 Shooting Park Road  
Suite A  
Peru, IL 61354

COOK COUNTY-ILLINOIS  
TRANSFER STAMP EXEMPTION  
UNDER PROVISIONS OF  
PARAGRAPH e SECTION 4  
REAL ESATE TRANSFER ACT

Date: December 20, 2023  
  
\_\_\_\_\_  
Buyer, Seller or Representative

# UNOFFICIAL COPY

## 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: 1 | 3 | 2024

SIGNATURE: Herbert J. Klein  
GRANTOR or AGENT

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

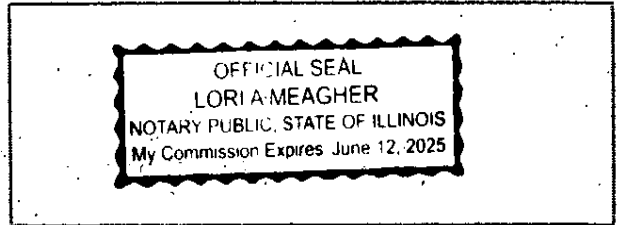
Subscribed and sworn to before me, Name of Notary Public: Lori A. Meagher

By the said (Name of Grantor): Herbert J. Klein

On this date of: 1 | 3 | 2024

NOTARY SIGNATURE: Lori A. Meagher

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: 1 | 3 | 2024

SIGNATURE: Herbert J. Klein  
GRANTEE or AGENT

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

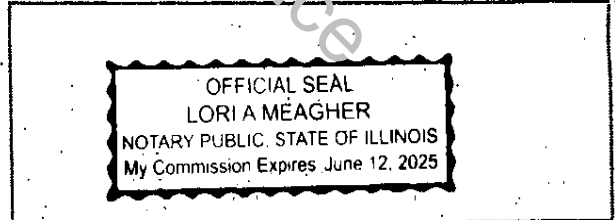
Subscribed and sworn to before me, Name of Notary Public: Lori A. Meagher

By the said (Name of Grantee): Herbert J. Klein

On this date of: 1 | 3 | 2024

NOTARY SIGNATURE: Lori A. Meagher

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)