

UNOFFICIAL COPY

This Document Prepared By:

THOMAS LAGEOTAKES
Attorney at Law
Lageotakes Law Firm
1699 E Woodfield Rd Suite 400
Schaumburg, Illinois 60173
(224) 324-4400

Doc#: 2402441095 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/24/2024 11:51 AM Pg: 1 of 3
Dec ID 20240101618308

**After Recording, Return and
Mail Tax Statements To:**

Craig Cohen and Yoshiko S. Cohen
727 Crystal Court S
Schaumburg, IL 60193

SPACE ABOVE THIS LINE FOR RECORDER'S USE

QUITCLAIM DEED

The Grantors,

CRAIG COHEN and YOSHIKO S. COHEN, husband and wife,

Whose mailing address is 727 Crystal Court S, Schaumburg, IL 60193;

FOR GOOD AND VALUABLE CONSIDERATION, in hand paid, convey and quitclaim to:

CRAIG COHEN and YOSHIKO S. COHEN, as co-Trustees of THE COHEN LIVING TRUST,
U/A dated December 8, 2023, the GRANTEE, THE BENEFICIAL INTEREST OF SAID TRUST
BEING HELD BY HUSBAND AND WIFE, AS TENANTS BY THE ENTIRETY,

Whose mailing address is 727 Crystal Court S, Schaumburg, IL 60193;

And to Grantee's successors and assigns, all of the following described real estate situated in the County of
Cook, State of Illinois, to wit:

LOT 930 IN LANCER'S SUBDIVISION UNIT 9, BEING A SUBDIVISION IN THE
NORTHWEST 1/4 OF SECTION 26, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE
THIRD PRINCIPAL MERIDIAN, ACCORDING TO PLAT THEREOF REGISTERED IN THE
OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS ON OCTOBER
17, 1975 AS DOCUMENT 2835453, IN COOK COUNTY, ILLINOIS.

Permanent Index Number: 07-26-117-030-0000

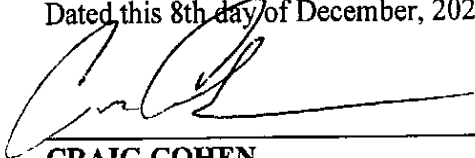
Site Address: 727 Crystal Court S, Schaumburg, IL.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of
the State of Illinois; however, SUBJECT TO any Restrictions, Conditions, Covenants, Rights, Rights of
Way, and Easements now of record; to have and to hold said premises forever. **Said homestead real estate
is specifically intended to be held as Tenants by the Entirety under 765 ILCS 1005/1c, as amended,
under the above-mentioned Trust Agreement, and said Trust Agreement so states the same.**

The then-acting Trustee has the power and authority to encumber or otherwise to manage and dispose of
the hereinabove described real property; including, but not limited to, the power to convey.

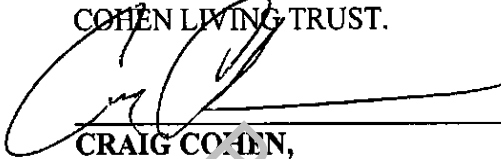
UNOFFICIAL COPY


Dated this 8th day of December, 2023.


CRAIG COHEN


YOSHIKO S. COHEN

The foregoing transfer of title/conveyance is hereby accepted by CRAIG COHEN and YOSHIKO S. COHEN, of 727 Crystal Court S, Schaumburg, IL 60193, as co-Trustees under the provisions of THE COHEN LIVING TRUST.


CRAIG COHEN,
Trustee, as aforesaid

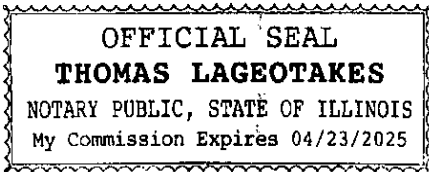

YOSHIKO S. COHEN,
Trustee, as aforesaid

STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

The foregoing instrument was acknowledged before me on this December 8, 2023, by CRAIG COHEN and YOSHIKO S. COHEN.



NOTARY PUBLIC

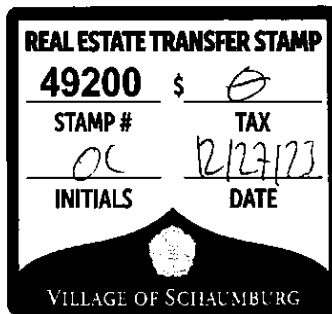
My commission expires: 4/23/25



"Exempt under Paragraph (e), Section 31-45;
Illinois Real Estate Transfer Tax Act"

12-8-23
Date


Buyer, Seller or Representative

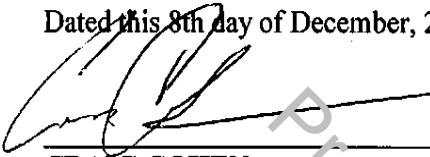


UNOFFICIAL COPY

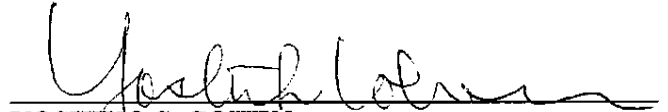
STATEMENT BY GRANTOR AND GRANTEE

The GRANTORS (or the agent for the GRANTORS) affirm that, to the best of the knowledge of the undersigned, 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 title to real estate under the laws of the State of Illinois.

Dated this 8th day of December, 2023.

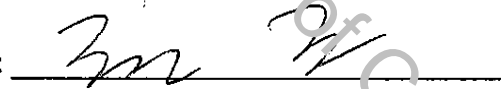


CRAIG COHEN



YOSHIKO S. COHEN

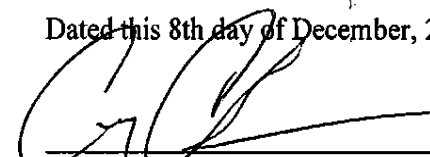
Subscribed and sworn to before me by the said Craig Cohen and Yoshiko S. Cohen, this 8 day of December, 2023.

Notary Public: 



The GRANTEE (or the agent for the GRANTEE) affirms that, to the best of the knowledge of the undersigned, 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 title to real estate under the laws of the State of Illinois.

Dated this 8th day of December, 2023.

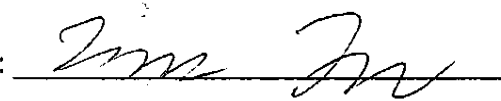


CRAIG COHEN



YOSHIKO S. COHEN

Subscribed and sworn to before me by the said Craig Cohen and Yoshiko S. Cohen, this 8 day of December, 2023.

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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)