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Doc#: 2403241121 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 02/01/2024 12:10 PM Pg: 1 of 4

QUIT CLAIM DEED

Dec ID 20240201625179

THE GRANTORS, **Peter E. Pohlhammer and Paula J.**

Pohlhammer, a married couple, as tenants by the entirety, of 2716 Ashley Woods Drive, in the Village of Westchester, in the County of Cook, State of Illinois, for and in consideration of \$10.00 TEN DOLLARS, in hand paid, CONVEYS and QUIT CLAIMS to

Peter Pohlhammer and Paula Pohlhammer, Trustees, or their successors in interest, of the Pohlhammer Revocable Living Trust dated January 29, 2024, and any amendments thereto, of 2716 Ashley Woods Drive, in the Village of Westchester, in the County of Cook, State of Illinois, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

See legal description attached as Exhibit A

Address: **75 East Harris #2D, LaGrange, IL 60525**

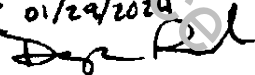
PINs: **18-04-214-037-1058**

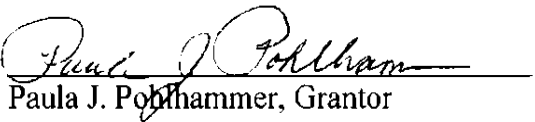
hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises forever.

DATED 29TH of JAN 2024.



Peter E. Pohlhammer, Grantor

EXEMPT UNDER PROVISIONS OF
PARAGRAPH E, SECTION 4,
REAL ESTATE TRANSFER
TAX ACT 01/29/2024




Paula J. Pohlhammer, Grantor

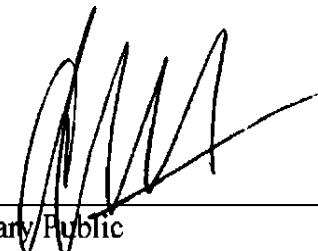
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State of Illinois)
) ss.
County of DuPage)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY **Peter E. Pohlhammer and Paula J. Pohlhammer**, that 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 instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 29TH day of JAN 2024.





Notary Public

This instrument was prepared by Deepa K. Paul, 1 MidAmerica Plaza, Floor 3, Oakbrook Terrace, IL 60181

MAIL TO: **Deepa K. Paul**
1 MidAmerica Plaza, Floor 3
Oakbrook Terrace, IL 60181

Send Subsequent Tax Bills To: **The Pohlhammer Revocable Living Trust**
2716 Ashley Woods Drive
Westchester, IL 60154

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Legal Description Exhibit A

UNIT 75-2D IN LA GRANGE COURT CONDOMINIUMS, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOTS 6, 7 AND 8 (EXCEPT THE WEST 5 FEET OF SAID LOTS CONDEMNED FOR ALLEY) IN BLOCK 2 IN LEITER'S ADDITION TO LAGRANGE IN THE NORTHEAST $\frac{1}{4}$ OF SECTION 4, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 93638772; AND AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOTS 10 AND 11 IN BLOCK 2 IN LEITER'S ADDITION TO LAGRANGE IN THE NORTHEAST $\frac{1}{4}$ OF SECTION 4, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "D" TO THE FIRST AMENDMENT TO DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 94050663, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Property of Cook County Clerk's Office

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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: 01 | 29 | 2024

SIGNATURE: *[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:

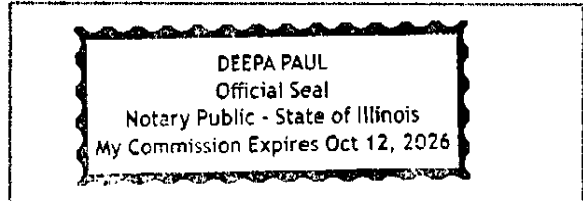
Deepa Paul

By the said (Name of Grantor): Peter E. Pohlhammer

On this date of: 01 | 29 | 2024

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: 01 | 29 | 2024

SIGNATURE: *[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:

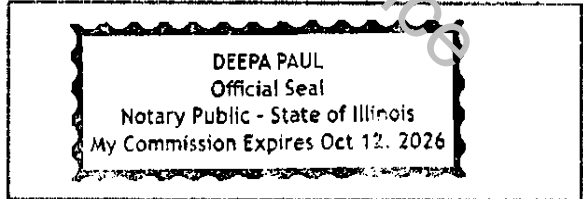
Deepa Paul

Peter Pohlhammer and Paula Pohlhammer, Trustees, or their successors in interest, of the Pohlhammer Revocable Living Trust, dated 01/29/2024,
By the said (Name of Grantee): and any amendments thereto

On this date of: 01 | 29 | 2024

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)**)