

UNOFFICIAL COPY

QUIT CLAIM DEED



Doc# 2405810005 Fee \$93.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 02/27/2024 09:51 AM PG: 1 OF 3

MAIL TO:

John M. Belconis
350 South Northwest Hwy., Suite 300
Park Ridge, Illinois 60068

NAME AND ADDRESS OF TAXPAYER:

Margaret F. Williams
810 South Harvey Avenue
Oak Park, Illinois 60304

THE GRANTOR(S) Joe Ann Kohn as the acting trustee of the Margaret F. Williams Trust dated 9-15-2011, of the City of Oak Park, County of Cook, State of Illinois for and in consideration of Ten Dollars and no/100's and other good and valuable consideration in hand paid,
CONVEY(S) AND QUIT CLAIM(S) to: Joe Ann Kohn

(GRANTEE'S ADDRESS): 810 South Harvey Avenue of the City of Oak Park, County of Cook, State of Illinois all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

See Attached Legal Description

Permanent Index Number(s): 16-17-127-004-0000

Property Address: 810 South Harvey Avenue, Oak Park, Illinois 60304

Dated this 10 Day of January 2024.

Joe Ann Kohn (Trustee)

REAL ESTATE TRANSFER TAX		21-Feb-2024
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
16-17-127-004-0000	20240201630622	1-369-723-440

STATE OF ILLINOIS } ss.
County of Cook }

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Joe Ann Kohn 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 or she signed, sealed and delivered the instrument as his or her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 10 day of January 2024.

Notary Public

My commission expires on 7-26-26

NAME AND ADDRESS OF PREPARER:
John M. Belconis
350 South Northwest Hwy., Suite 300
Park Ridge, Illinois 60068

Exempt under provisions of Paragraph E
Section 31-45, Property Tax Code.

1-10-2024
Date Representative

S 4
P 3
S 1
SC Y
INT 380

EXEMPTION APPROVED

Steven E. Drazner, CFO
Village of Oak Park




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Attached Legal Description

LOT FORTY TWO (EXCEPT THE SOUTH EIGHT AND ONE THIRD FEET (8 - 1/3) FEET THEREOF). THE SOUTH SIXTEEN AND TWO THIRDS (16 - 2/3) FEET OF LOT FORTY THREE 43 (EXCEPT THE NORTH TWO THIRDS (2/3) OF THE NORTH ONE (1) FOOT THEREOF IN MC BROOMS SUBDIVISION OF THE EAST HALF (1/2) OF THE SOUTHEAST QUARTER (1/4) OF THE SOUTHWEST QUARTER (1/4) OF THE NORTHWEST QUARTER (1/4) OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY ILLINOIS.

Property of Cook County Clerk's Office

EXEMPTION APPROVED


Steven E. Drazner, CFO
Village of Oak Park

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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: 2 9 2024

SIGNATURE: _____

[Handwritten Signature]
GRANTOR or AGENT

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

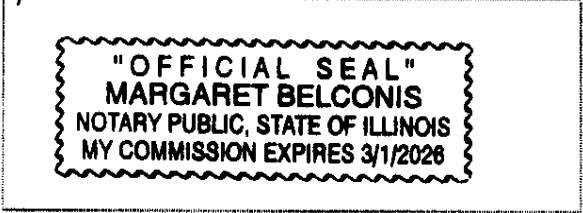
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantor): John Belconis

On this date of: 2 9 2024

NOTARY SIGNATURE: Margaret Belconis

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: 2 9 2024

SIGNATURE: _____

[Handwritten Signature]
GRANTEE or AGENT

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

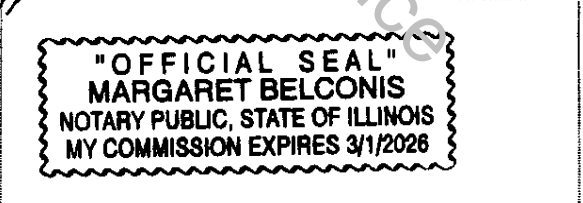
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantee): John Belconis

On this date of: 2 9 2024

NOTARY SIGNATURE: Margaret Belconis

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)**