

# UNOFFICIAL COPY

Citywide Title Corporation  
850 W. Jackson Blvd., Ste. 320  
Chicago, IL 60607

539603

## QUIT CLAIM DEED ILLINOIS STATUTORY

Doc#: 2407420089 Fee: \$107.00

KAREN A. YARBROUGH

COOK COUNTY CLERK'S OFFICE

Date 3/14/2024 9:49 AM Pg: 1 of 4

Doc ID 20240301652364

ST/Co Stamp 1-449-368-112 ST Tax \$0.00 CO Tax \$0.00

City Stamp 0-375-626-288 City Tax \$0.00

MAIL TO: Anjali Patel Shah  
720 W. Randolph St.  
Unit PH4  
Chicago IL 60661

MAIL TAX BILLS TO:

Same as above

THE GRANTOR, VISHAL SHAH, DIVORCED, of 720 W. Randolph St., PH-1 Chicago, IL 60661 for and in consideration of Ten and no/100 (\$10.00) Dollars and other good and valuable considerations in hand paid, does hereby REMISE, RELEASE and QUIT CLAIM unto ANJLI PATEL SHAH, AS HER SOLE AND SEPARATE PROPERTY, of 720 W. Randolph St., PH-1 Chicago, IL 60661 the following described Real Estate situated in the County of COOK, State of Illinois, to wit:

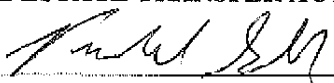
SEE ATTACHED

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.

Permanent Index No. 17-09-319-027-1057, 17-09-319-027-1083, 17-09-319-027-1140


Property Address: 720 W. RANDOLPH STREET; PH-1 CHICAGO, ILLINOIS 60661

EXEMPT UNDER THE PROVISIONS OF SECTION 4, PARAGRAPH 2 OF THE REAL ESTATE TRANSFER ACT.

  
Signed By: Buyer, Seller or Agent

2/21/2024  
Date

Dated this 21 day of February 2024.

  
VISHAL SHAH



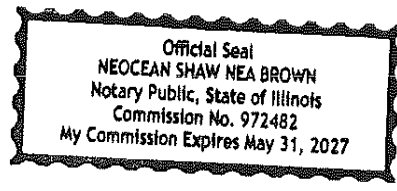
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## STATEMENT BY GRANTOR AND GRANTEE

The Grantor(s) or his/her/their agent affirms that, to the best of his/her/their knowledge, the name of the Grantee(s) 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 and hold title to real estate under the laws of the State of Illinois.

Dated 2/21/2024 Signature: [Signature]  
Grantor or Agent

Subscribed and sworn to before me by the said Grantor/Agent this 21<sup>st</sup> day of February 2024.



Notary Public [Signature]

The Grantee(s) or his/her/their agent affirms and verifies that the name of the Grantee(s) 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 and hold title to real estate under the laws of the State of Illinois

Dated 2/28/2024 Signature: [Signature]  
Grantee or Agent

Subscribed and sworn to before me by the said Grantee/Agent this 28<sup>th</sup> day of Feb. 2024.



Notary Public [Signature]

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.)

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## EXHIBIT A

### PARCEL ONE:

UNIT PH-1 AND PARKING SPACE UNITS P-8 AND P-34, IN THE CITY VIEWTOWER AT RANDOLPH CONDOMINIUM, AS DELINEATED ON THE PLAT SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 22, 23, 24, 25, AND THE WEST 1.16 FEET OF LOT 26, IN BLOCK 65, IN CANA TRUSTEES' SUBDIVISION OF THE SOUTHWEST QUARTER OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED JUNE 20, 2003 AS DOCUMENT NO. 0317131090, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

### PARCEL 2:

EASEMENT IN FAVOR OF PARCEL ONE AS CREATED BY THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS, AND EASEMENTS MADE BY 720-726 RANDOLPH ASSOCIATES, L.L.C., AN ILLINOIS LIMITED LIABILITY COMPANY DATED JUNE 11, 2003 AND RECORDED JUNE 20, 2003 AS DOCUMENT NUMBER 0317131089 FOR ALL PURPOSES SET FORTH IN ARTICLE 3 THEREIN, OVER, ON, ACROSS AND THROUGH THE "COMMERCIAL PROPERTY", AS DEFINED THEREIN.

PINS: 17-09-319-027-1057  
17-09-319-027-1083  
17-09-319-027-1140

720 W. Randolph St, Ph-1

Chicago, IL 60661