

UNOFFICIAL COPY

Recording requested by:
Daniel E. Casasanto
Linda S. Casasanto
12550 South 74th Avenue
Palos Heights, IL 60463

Doc#: 2407424300 Fee: \$107.00
KAREN A. YARBROUGH
COOK COUNTY CLERK'S OFFICE
Date 3/14/2024 12:13 PM Pg: 1 of 4

Dec ID 20240301649855

and when recorded, please return this deed and tax statements to:

The Daniel E. & Linda S. Casasanto
Trust UTD 02/28/2024
Daniel E. Casasanto Trustee
Linda S. Casasanto Trustee
12550 South 74th Avenue
Palos Heights, IL 60463

Above reserved for official use only

QUITCLAIM DEED

THE GRANTORS: Daniel E. Casasanto & Linda S. Casasanto, a married couple, whose address is 12550 South 74th Avenue, Palos Heights, IL 60463, FOR A VALUABLE CONSIDERATION, in the amount of TEN AND NO/100 DOLLARS (\$10.00) in hand and other good and valuable consideration, conveys and quitclaims to The Daniel E. & Linda S. Casasanto Trust UTD 02/28/2024, Daniel E. Casasanto & Linda S. Casasanto, Trustees, 12550 South 74th Avenue, Palos Heights, IL 60463, all interest in the following described real estate:

Parcel 1: See Attached "Exhibit A"

Subject to 2024 Real Estate taxes and subsequent years

TO HAVE AND TO HOLD all of Grantor's right, title and interest in and to the above described property unto the said Grantee, Grantee's heirs, administrators, executors, successors and/or assigns forever; so that neither Grantor nor Grantor's heirs, administrators, executors, successors and/or assigns shall have, claim or demand any right or title to the aforesaid property, premises or appurtenances of any part thereof.

Permanent Index Number(s) 23-25-421-010-0000
Property Address: 12550 South 74th Avenue, Palos Heights, IL 60463

EXECUTED this 28th day of February 2024

x Daniel Casasanto
Daniel E. Casasanto

x Linda S Casasanto
Linda S. Casasanto

Exempt under real estate transfer tax act Section 4, Paragraph E & Cook Co Ord 95104 Paragraph E, EXECUTED on this 28th day of February 2024.

x Daniel Casasanto
Daniel E. Casasanto

x Linda S Casasanto
Linda S. Casasanto

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State of Illinois)

County of Cook) ss

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Daniel E. Casasanto & Linda S. Casasanto, subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he (she or they) signed and delivered the instrument as his (her or 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 notarial seal, this 28th day of February 2024.



Kristen Mace
Signature of Notary Public

Kristen Mace
Printed Name of Notary

My commission expires on 07/21, 2027.

MUNICIPAL TRANSFER STAMP (If Required)

COUNTY/ILLINOIS TRANSFER STAMP (If Required)

NAME & ADDRESS OF PREPARER:
Daniel E. Casasanto
Linda S. Casasanto
12550 South 74th Avenue
Palos Heights, IL 60463

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE-DESCRIBED
PROPERTY HERE:
12550 South 74th Avenue
Palos Heights, IL 60463

This document must contain the name and address of the Grantee for tax billing purposes: (Chap. 55 ILCS 5/3-5020) and name and address of the person preparing the instrument (Chap. 55 ILCS 5/3-5022).

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EXHIBIT A

LEGAL DESCRIPTION

LOT 6 IN BLOCK 84 IN ROBERT BARTLETT'S HOMESTEAD DEVELOPMENT NUMBER 10, A SUBDIVISION OF THAT PART LYING EAST OF THE EAST LINE OF SOUTH 76TH AVENUE OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 25, TOWNSHIP 37 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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: 2/28, 2024

SIGNATURE: x Daniel P Casasanto
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:

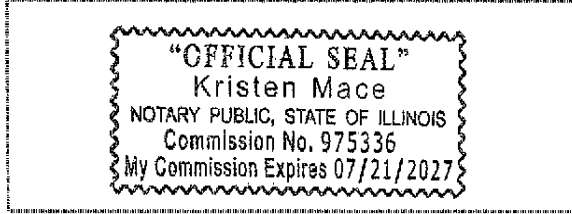
Kristen Mace

By the said (Name of Grantor): Daniel S Casasanto

AFFIX NOTARY STAMP BELOW

On this date of: 2/28, 2024

NOTARY SIGNATURE: x Kristen Mace



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: 2/28, 2024

SIGNATURE: x Daniel Casasanto
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:

Kristen Mace

By the said (Name of Grantee): Daniel S Casasanto

AFFIX NOTARY STAMP BELOW

On this date of: 2/28, 2024

NOTARY SIGNATURE: Kristen Mace



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)**)