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KAREN A. YARBROUGH
COOK COUNTY CLERK'S OFFICE
Date 3/29/2024 9:08 AM Pg: 1 of 3
Dec ID 20240201638350

Quit Claim Deed

ILLINOIS STATUTORY

MAIL TO:

MK GROUP, LLC –
KEYSTONE
5180 ATWATER CT
LISLE, IL 60532

NAME & ADDRESS OF TAXPAYER:

MK GROUP, LLC –
KEYSTONE
5180 ATWATER CT
LISLE, IL 60532

MK GROUP, LLC – KEYSTONE, an Illinois Limited Liability Company of 5180 Atwater Ct, Lisle,

THE GRANTOR IL 60532

of the Village of Midlothian, of the Cook County of the State of Illinois for and in consideration of Ten (\$10.00) DOLLARS and other good and valuable consideration(s) in hand paid, CONVEYS AND QUIT CLAIMS TO:

BANKFINANCIAL, NA AS TRUSTEE UNDER TRUST AGREEMENT DATED THE 26th Day of December, 2023 and known as Trust Number 011185, the following described Real Estate situated in the Village of Midlothian, County of Cook,

State of Illinois, to wit:

LOT 5 (EXCEPT THE WEST 10 FEET THEREOF) IN BLOCK 29 IN MANUS MIDLOTHIAN PARK, A SUBDIVISION OF THE NORTHEAST QUARTER OF SECTION 10, TOWNSHIP 36 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Index

Number(s): 28-10-228-014-0000

Property

Address: 14622 Keystone Avenue, Midlothian, IL 60445

PRO TITLE GROUP, INC.

5140 MAIN STREET

DOWNERS GROVE, IL 60515

Dated this 02/16, 2024

MK GROUP, LLC – KEYSTONE

(Seal)

By: Kalidoss Sivasamy, Member

By: Mallika Kalidoss, Member

2312004 COOK

PRO TITLE GROUP, INC

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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 that Kalidoss Sivasamy and Mallika Kalidoss, as Members of MK Group, LLC – KEYSTONE and personally known to me to be the same person whose name 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, including the release and waiver of the right of homestead.

Given under my hand and notarial seal
this 16th

day of February, 2024

[Handwritten Signature]

Notary Public

My commission expires
on 05-28-24



If Grantor is also Grantee you may want to strike Release & Waiver of Homestead Rights.

NAME AND ADDRESS OF PREPARER:

Law Office of Andrew Ligas
Andrew Ligas
6417 West 63rd Street, Suite 200
Chicago, IL 60638

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

DATE: 02-16-24

[Handwritten Signature]
Signature of Buyer, Seller or Representative.

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



**VILLAGE OF
MIDLOTHIAN**
Real Estate Payment Stamp
6489

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: 16th February 2024

SIGNATURE: [Signature]
GRANTOR or AGENT

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

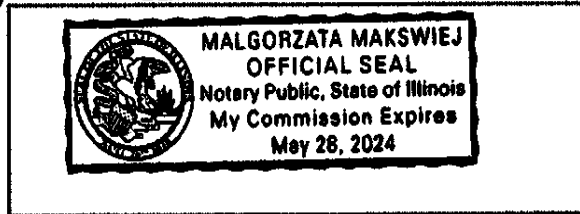
Subscribed and sworn to before me, Name of Notary Public: MALGORZATA MAKSWIEJ

By the said (Name of Grantor): KALIDOSS SIVASAMY

On this date of: 16th February 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: 16th February 2024

SIGNATURE: [Signature]
GRANTEE or AGENT

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

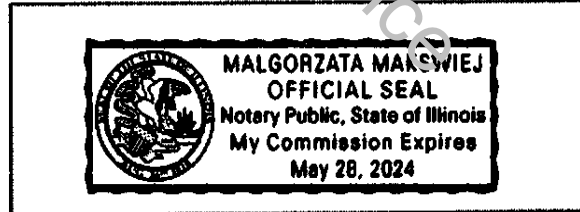
Subscribed and sworn to before me, Name of Notary Public: MALGORZATA MAKSWIEJ

By the said (Name of Grantee): KALIDOSS SIVASAMY

On this date of: 16th February 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)**)