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QUIT CLAIM DEED INDIVIDUAL TO INDIVIDUAL STATUTORY (ILLINOIS)

THE GRANTOR, Lena Elkhatib, for and in Consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, the receipt of which is hereby acknowledged, REMISES, RELEASES, CONVEYS, and FOREVER OUIT CLAIMS to Lena Elkhatib and Morad Askar, Husband and Wife as Tenants by the Entirety, of 2669 North Greenview Avenue, Unit D Chicago, IL 60614, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, hereby releasing and waiving all rights under and by virtue of the Laws of the Saie of Illinois, to have and to hold, all and singular the described property together with the tenements, hereo an ents and appurtenances belonging to such property to (n? NTEE and GRANTEE's heirs and assigns forever the property known as, to wit:

Doc#. 2409220187 Fee: \$107.00 KAREN A. YARBROUGH COOK COUNTY CLERK'S OFFICE Date 4/1/2024 10:53 AM Pg: 1 of 3

Dec ID 20240301659294 City Stamp 1-351-624-240 City Tax \$0.00

PERMANENT INDEX NUMBER (3).
PROPERTY ADDRESS:

14-29-302-344-0000

2769 North Greenview, Unit D, Chicago, IL 60614

LEGAL DESCRIPTION:

PARCEL 1:

LOT 11 IN TAMERLANE PHASE 3, BEING A RESUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 13, 1992, AS DOCUMENT 92848978, IN COOK COUNTY, ILLINOIS

PARCEN 2:

PREPETUAL NON-EXCLUSIVE EASEMENT TO AND FOR THE BEI(EFIT OF PARCEL 1 FOR INGRESS AND EGRESS OVER AND ACROSS LOT 12 AS CREATED AND SET OUT IN THE PLAT OF SUBDIVISION RECORDED MARCH 20, 1992 AS DOCUMENT 921848.0. AND LOT 49 AS CREATED AND SET OUT IN THE PLAT OF SUBDIVISION RECORDER DECEMBER 28, 1989 AS DOCUMENT 89614947AND RE-RECORDED AS DOCUMENT 89622232 AND LOT 24 AS CREATED AND SET OUT IN THE PLAT OF SUBDIVISION RECORDED NOVEMBER 13, 1952 AS DOCUMENT 92848978 AND FURTHER AMENDED BY INSTRUMENT RECORDED JUNE 11, 1993 AS DOCUMENT 93444280 AND 93621858.

Subject to general real estate taxes not yet due and payable; covenants; conditions; easements; and restrictions of record.

Lena Elkhatib, Grantor

Date

3/9/2024

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Acknowledgment

State of Illinois)
State of Illinois) ss County of Cook)

On this Khaled J. Elkhalist, the undersigned Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Lena Elkhatib, the above named GRANTOR, personally known to me to be the same person whose name is subscribed in the foregoing Quit Claim Deed, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her own free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal.

Notary Public

WOTARY PUBLIC STRITE OF 101926

REAL ESTATE TRANSFER TAX

2 - Mar-2024

CHICAGO:
CTA:
TOTAL:

14-29-302-344-0000 | 20240301659294 | 1-351-624-243

• Total does not include any applicable penalty or interest due.

EXEMPT UNDER PROVISION OF PARAGRAPH E, SECTION 31-45, PROPERTY TAX CODE

PROPERTY TAX CODE

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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 <u>GRANTOR</u> or her/his agent, affirms that, to the best of her/his knowledge, the name of the <u>GRANTEE</u> 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.

authorized to do business or acquire and hold title to real estate under the laws of the State of Illipsis. SIGNATURE:X DATED: GRANTOR or AGENT GRANTOR NOTARY SF (TI) IN: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature. Subscribed and sworr to before me, Name of Notary Public: Lena Elkhatib By the said (Name of Grantor): AFFIX NOTARY STAMP BELOW OFFICIAL SEAL KHALED JELKHATIB **NOTARY SIGNATURE** NOTARY PUBLIC, STATE OF ILLINOIS My Commission Expires 10/19/26 **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. SIGNATURE:> DATED: **GRANTEEVOYAGENT** 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): _Morad Askar <u>AFFIX NOTARY STAMP BELOW</u> On this date of OFFICIAL SEAL KHALED J ELKHATIB NOTARY SIGNATURE: NOTARY PUBLIC, STATE OF ILLINOIS

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 <u>DEED</u> or <u>ABI</u> to be recorded in Cook County, Illinois if exempt under provisions of the <u>Illinois Real Estate Transfer Act</u>: (35 ILCS 200/Art. 31)

rev. on 10.17.2016

My Commission Expires 10/19/26