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2409410015

RECORDING REQUESTED BY

PRC division of National Closing Solutions

WHEN RECORDED MAIL TO:

Susan Lynn Slogoff and William Bernhard Bein
2829 North Sawyer Avenue
Chicago, IL 60618

Order Number: 2301-289777

Doc# 2409410015 Fee \$93.00

ILRHSP FEE:\$18.00 RPRF FEE:\$1.00
KAREN A. YARBROUGH

COOK COUNTY CLERK'S OFFICE

DATE: 4/3/2024 3:09 PM

PAGE: 1 OF 6

SPACE ABOVE THIS LINE RESERVED FOR
RECORDER'S USE

QUITCLAIM DEED

Property of Cook County Clerk's Office

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File No: 2301-289777

Prepared by: Sarah Cordell, Esq., Cordell Law LLC, Illinois Bar No. 6305565, 5315 N Clark Street #173, Chicago, IL 60640, (866) 363-3337.

After Recording, Send to:

Susan Lynn Slogoff, Trustee of the Susan Lynn Slogoff Trust dated September 18, 2014, as amended and restated November 14, 2014 and William Bernhard Bein, Trustee of the William Bernhard Bein Trust dated September 18, 2014, as amended and restated August 8, 2018
2829 North Sawyer Avenue, Chicago, IL 60618

Mail Tax Statements To: **Susan Lynn Slogoff, Trustee of the Susan Lynn Slogoff Trust dated September 18, 2014, as amended and restated November 14, 2014 and William Bernhard Bein, Trustee of the William Bernhard Bein Trust dated September 18, 2014, as amended and restated August 8, 2018: 2829 North Sawyer Avenue, Chicago, IL 60618**

Exempt: Section: 35 ILCS 200/31-45(e): Deeds or trust documents where the actual consideration is less than \$100

Parcel Number: 13-26-229-011-0000, 13-26-229-012-0000

QUITCLAIM DEED

William Bernhard Bein, Trustee of the William Bernhard Bein Trust dated September 18, 2014, as amended and restated August 8, 2018 who acquired title as William Bernhard Bein, trustee, or any successors in trust, under the William Bernhard Bein Revocable Trust Dated September 18, 2014, and any amendments thereto, as to an undivided one-half (1/2) interest and Susan Lynn Slogoff, Trustee of the Susan Lynn Slogoff Trust dated September 18, 2014, as amended and restated November 14, 2014 who acquired title as Susan Lynn Slogoff, Trustee, or any successors in trust, under the Susan Lynn Slogoff Revocable Trust Dated

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September 18, 2014, and any amendments thereto, as to an undivided one-half (1/2) interest ("Grantor"), of 2829 North Sawyer Avenue, Chicago, IL 60618, for and in consideration of \$0.00 (Zero Dollars and Zero Cents) and other good and valuable consideration in hand paid, receipt of which is hereby acknowledged, conveys and quitclaims to Susan Lynn Slogoff, Trustee of the Susan Lynn Slogoff Trust dated September 18, 2014, as amended and restated November 14, 2014 and William Bernhard Bein, Trustee of the William Bernhard Bein Trust dated September 18, 2014, as amended and restated August 8, 2018, ("Grantee"), whose tax mailing address is 2829 North Sawyer Avenue, Chicago, IL 60618, with quitclaim covenants, the following described real estate:

The land described herein is situated in the state of Illinois, County of Cook, described as follows:

Lot 37 and the South 1/2 of Lot 38 in Block 1 in Henry Wisner's Subdivision of Lots 8, 9, 11, and 12 in Brands Subdivision of the Northeast 1/4 of Section 26, Township 40 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.


A.P.N.: 13-26-229-011-0000, 13-26-229-012-0000

Property Address is: 2829 North Sawyer Avenue, Chicago, IL 60618

Prior deed recorded at Instrument No. 1432122089



Title to the property hereinabove described is subject to the following: a) real estate taxes and assessments not yet due and payable; b) zoning laws and ordinances; c) covenants, conditions, restrictions of record and easements for the use of public utilities; d) legal roads and highways; and e) any rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantees forever.

REAL ESTATE TRANSFER TAX	03-Apr-2024
 CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

13-26-229-012-0000 | 20240301660456 | 1-050-375-728

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

REAL ESTATE TRANSFER TAX	03-Apr-2024
  COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

13-26-229-012-0000 | 20240301660456 | 2-087-155-248

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Executed by the undersigned on 3-18-24, 2024:

William Bernhard Bein, Trustee

William Bernhard Bein, Trustee of the William Bernhard Bein Trust dated September 18, 2014, as amended and restated August 8, 2018 who acquired title as William Bernhard Bein, trustee, or any successors in trust, under the William Bernhard Bein Revocable Trust Dated September 18, 2014, and any amendments thereto

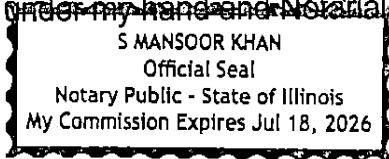
Susan Lynn Slogoff, Trustee

Susan Lynn Slogoff, Trustee of the Susan Lynn Slogoff Trust dated September 18, 2014, as amended and restated November 14, 2014 who acquired title as Susan Lynn Slogoff, Trustee, or any successors in trust, under the Susan Lynn Slogoff Revocable Trust Dated September 18, 2014, and any amendments thereto

STATE OF Illinois
COUNTY OF Cook

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT **William Bernhard Bein** and **Susan Lynn Slogoff**, personally known to me, or has produced IL Drivers Licenses, as identification, to be the same person(s) whose names are subscribed to the foregoing instrument, as having executed the same, appeared before me this day in person and acknowledged that (he/she/they) signed, sealed, and delivered the said instrument as (his/her/their) free and voluntary act for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 18th day of March, 2024.



[Signature]
Notary Public

The preparer of this instrument has neither been requested to nor has the preparer conducted a title search or an inspection of the real property transferred hereby. No representations or warranties as to accuracy of the description, the status of title or condition of the real property have been made by the preparer.

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MUNICIPAL TRANSFER STAMP
(If Required)

COUNTY/ILLINOIS TRANSFER STAMP
(If Required)

EXEMPT under provisions of Paragraph e Section 31-45, Property Tax Code.

Date: 3-18-24

Wm Richard Bee, Trustee
Buyer, Seller or Representative

Property of Cook County Clerk's Office

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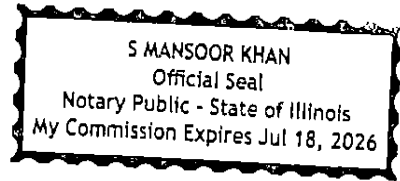
STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in land trust is either a natural person, and 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 title to real estate under the laws of the State of Illinois.

Dated 3-18-24, 2024

x William Bernhard Bein
Signature of Grantor or Agent

Subscribed and sworn to before
Me by the said William Bernhard Bein
this 18th day of March,
2024.



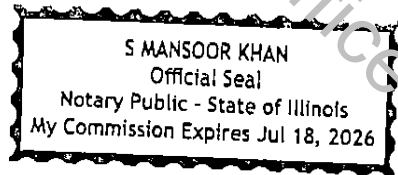
NOTARY PUBLIC S Mansoor Khan

The Grantee or his agent affirms and verifies that the name of the grantee 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 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.

Date 3-18-24, 2024

x William Bernhard Bein
Signature of Grantee or Agent

Subscribed and sworn to before
Me by the said William Bernhard Bein
This 18th day of March,
2024.



NOTARY PUBLIC S Mansoor Khan

NOTE: Any person who knowingly submits a false statement concerning the identity of 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 Section 4 of the Illinois Real Estate Transfer Tax Act.)