

# UNOFFICIAL COPY

LTS-1028074 #2 of 3

## QUIT CLAIM DEED

Statutory (Illinois) Mail to:  
Lakeland Title Services  
1300 Iroquois Ave., Ste 100  
Naperville, IL 60563

Mail to:  
Elm Ridge Property Management Group, Inc.  
495 Elm Ridge Rd.  
Carpentersville, IL 60110

Name & address of taxpayer:  
Elm Ridge Property Management Group, Inc.  
495 Elm Ridge Rd.  
Carpentersville, IL 60110

Doc#: 2409920039 Fee: \$107.00  
KAREN A. YARBROUGH  
COOK COUNTY CLERK'S OFFICE  
Date 4/8/2024 9:27 AM Pg: 1 of 5

Dec ID 20240301659177  
ST/Co Stamp 0-079-302-192 ST Tax \$0.00 CO Tax \$0.00

THE GRANTORS Marys Lane, LLC, a Limited Liability Company formed under the laws of the state of Illinois, of Antioch, IL, 60002 and Elm Ridge Property Management Group, Inc., a Corporation formed under the laws of the state of Illinois, of Carpentersville, IL 60110 for and in consideration of TEN and NO/100ths DOLLARS and other good and valuable considerations in hand paid.

CONVEYS AND QUIT CLAIMS to Elm Ridge Property Management Group, Inc., a Corporation formed under the laws of the state of Illinois, of Carpentersville, IL 60110, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

See attached legal description attached hereto as Exhibit "A" made a part hereof as though fully set forth.

*Subject to general real estate taxes not due and payable at time of closing, covenants, conditions and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the property.*

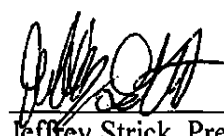
hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises in fee simple forever.

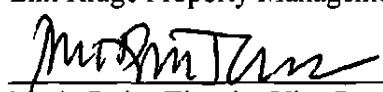
Permanent index number(s): 07-23-106-023-0000

Property address: 127 Chatsworth Circle, Schaumburg, IL 60194

DATED this 28<sup>th</sup> day of March, 2024.

  
Brenda Murzyn, Authorized Agent  
Marys Lane, LLC

  
Jeffrey Strick, President  
Elm Ridge Property Management Group, Inc.

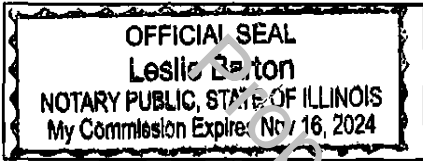
  
Maria Ruisa Tiosejo, Vice President  
Elm Ridge Property Management Group, Inc.

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## QUIT CLAIM DEED

Statutory  
(Illinois)

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 Brenda Murzyn, Authorized Agent of Marys Lane, LLC and Jeffrey Strick, as President, and Maria Ruisa Tiosejo, as Vice President, of Elm Ridge Property Management Group, Inc.



personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and the persons acknowledged that the persons signed, sealed and delivered the instrument as their free and voluntary act, for the uses and purposes therein set forth

Given under my hand and official seal this 28 day of March, 2024.

Commission expires

[Signature]  
Notary Public

### COUNTY- ILLINOIS TRANSFER STAMPS

EXEMPT UNDER PROVISIONS OF PARAGRAPH E, 25 ILCS 200/31-45, PROPERTY TAX CODE

DATE: 3/28/24  
Buyer

[Signature]  
Jeffrey Strick, President of Elm Ridge Property Management Group, Inc.  
495 Elm Ridge Rd., Carpentersville, IL 60110

[Signature]  
Maria Ruisa Tiosejo, Vice President of Elm Ridge Property Management Group, Inc.  
495 Elm Ridge Rd., Carpentersville, IL 60110

Recorder's Office Box No.

### NAME AND ADDRESS OF PREPARER:

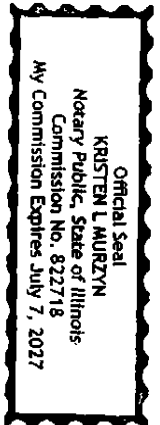
Tenax Law  
1300 Iroquois Drive, Suite 125  
Naperville, IL 60563

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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 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.

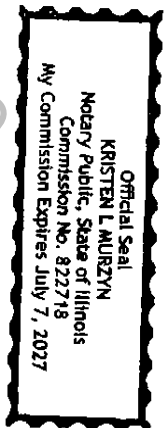
Date: 3/28/24  
Signature: [Handwritten Signature]  
Grantor



Subscribed and Sworn before me on 3/28/24 (date)  
Notary Public

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 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.

Date: 3/28/24  
Signature: [Handwritten Signature]  
Grantee



Subscribed and Sworn before me on 3/28/24 (date)  
Notary Public

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 a Class A misdemeanor for subsequent offenses.

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**VILLAGE OF SCHAUMBURG**  
PROGRESS THROUGH THOUGHTFUL PLANNING

**Stamp Number: 50335**  
**Issued: 04/01/2024**  
**Status: PAID**

**ELECTRONIC TRANSFER STAMP**

This transfer stamp is issued:

<b>To</b>	Marys Lane LLC and Elm Ridge Property Management Group, Inc.	As Grantor
<b>For</b>	127 Chatsworth Cir	As Property Address
<b>Bearing</b>	07-23-106-023-0000	As PIN
<b>With payments for</b>	Transfer Stamp Fee	\$10.00
	Water Bill Balance Due	\$0.00
	<b>Total Due:</b>	<b>\$10.00</b>

Please include this transfer stamp with your documentation to file with Cook County  
See Cook County Recording Information at <http://www.cookcountyclerk.il.gov/recordings>



**Paid: \$10.00**  
**Date: 04/01/2024**  
**Status: PAID**  
**Stamp Number: 50335**

**Application and Payment Details**

<https://dmzappsrv1.schaumburg.com/TransferStamps/Application/NTASA8X3V91CKCA>

Village of Schaumburg - Finance Department  
101 Schaumburg Ct, Schaumburg IL 60193-1899

If you have any questions, please call Finance Collectors at 847-895-4500 or email  
[financecollectors@schaumburg.com](mailto:financecollectors@schaumburg.com).

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LOT 124 IN ASHTON PARK, BEING A SUBDIVISION OF PART OF THE SOUTH EAST 1/4 OF THE NORTH EAST 1/4 OF SECTION 22 AND PART OF THE SOUTH WEST 1/4 OF THE NORTH WEST 1/4 OF SECTION 23, ALL IN TOWNSHIP 41 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS

PIN: 07-23-106-023-0000

Property of Cook County Clerk's Office

**REAL ESTATE TRANSFER TAX**

04-Apr-2024



COUNTY:	0.00
ILLINOIS:	0.00
<b>TOTAL:</b>	<b>0.00</b>

07-23-106-023-0000

| 20240301659177 | 0-079-302-192