

UNOFFICIAL COPY

Doc#: 2412724389 Fee: \$107.00

CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

Date 5/6/2024 1:56 PM Pg: 1 of 4

Dec ID 20231101678795

**QUIT CLAIM DEED
ILLINOIS STATUTORY
Tenancy by the Entirety**

THE GRANTORS, ANURAG VERMA and ARTI VERMA, husband and wife, both of 4102 Victoria Drive, Hoffman Estates, Illinois 60192, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and QUIT CLAIM(S) to ANURAG VERMA, Trustee of the ANURAG VERMA Revocable Living Trust dated December 28, 2023 AND ARTI VERMA, Trustee of the ARTI VERMA Revocable Living Trust dated December 28, 2023, husband and wife, both of 4102 Victoria Drive, Hoffman Estates, Illinois 60192, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LOT 29 IN BLOCK 12 IN WESTBURY UNIT NUMBER FOUR, BEING A RESUBDIVISION OF ALL THOSE LOTS AND STREETS VACATED PER DOCUMENT NUMBER 22650177, LYING SOUTH OF FREEMAN ROAD, IN HOWIE IN THE HILLS UNIT THREE, A SUBDIVISION IN THE SOUTH 1/2 OF SECTION 19, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Hereby releasing and waiving all rights, if any, under and by virtue of the Homestead Exemption Laws of the State of Illinois TO HAVE AND TO HOLD said premises forever not as tenants in common nor as joint tenants but as TENANTS BY THE ENTIRETY.


SUBJECT TO: General taxes for 2022 and subsequent years; Statement of Grantor and Grantee for purposes of exempt status under Section 4 of the Illinois Real Estate Transfer Act (attached hereto and made a part hereof and labeled Exhibit "A")

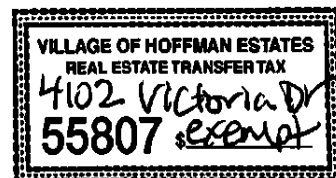
Permanent Real Estate Index Number: 02-19-426-016-0000

Address of Real Estate: 4102 Victoria Drive, Hoffman Estates, Illinois 60192

Dated this 28 day of December, 2023

X 
ANURAG VERMA

X 
ARTI VERMA

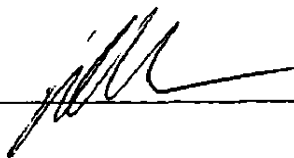


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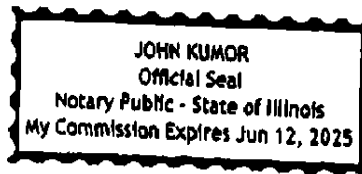
STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT ANURAG VERMA and ARTI VERMA, personally known to me to be the same person(s) whose name(s) 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 official seal, this 28 day of December, 2023.

 (Notary Public)

Prepared by:
John Kumor, Esq.
KUMOR LAW, LLC
7642 West Belmont Avenue
Chicago, Illinois 60634
(773) 625-2200



Mail To:
ANURAG VERMA and ARTI VERMA
4102 Victoria Drive
Hoffman Estates, Illinois 60192

Name and Address of Taxpayer:
ANURAG VERMA and ARTI VERMA
4102 Victoria Drive
Hoffman Estates, Illinois 60192

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

12/28/2023
Date


Buyer, Seller or Agent

Property of Cook County 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 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 title to real estate under the laws of the State of Illinois.

Date: 12/28/2023

Signature: 
ANURAG VERMA, grantor

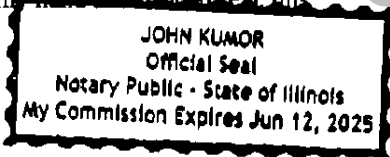
Date: 12/28/2023

Signature: 
ARTI VERMA, grantor

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT ANURAG VERMA, personally known to me to be the same person(s) whose name(s) 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 official seal, this 28 day of December, 2023.



 (Notary Public)

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT ARTI VERMA, personally known to me to be the same person(s) whose name(s) 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 official seal, this 28 day of December, 2023.


 (Notary Public)



Exhibit "A"

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The grantees or their agents affirm and verify that the names of the grantees shown on the deed are either natural persons, 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 persons and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Date: 12/28/2023

Signature: *Anurag Verma*
ANURAG VERMA, Trustee of the ANURAG VERMA Revocable Living Trust dated December 28, 2023, grantee

Date: 12/28/2023

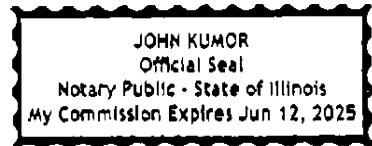
Signature: *Arti Verma*
ARTI VERMA, Trustee of the ARTI VERMA Revocable Living Trust dated December 28, 2023, grantee

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT ANURAG VERMA, personally known to me to be the same person(s) whose name(s) 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 official seal, this 28 day of December, 2023.

[Signature] (Notary Public)

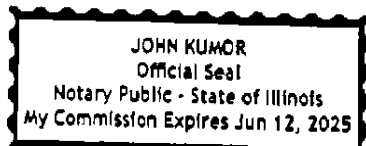


STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT ARTI VERMA, personally known to me to be the same person(s) whose name(s) 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 official seal, this 28 day of December, 2023.

[Signature] (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.

[Attached to deed or ABI to be recorded in COOK County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Act, the COOK County Real Property Tax Ordinance.]