

# UNOFFICIAL COPY

This Document Prepared By:  
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Mount Prospect, Illinois 60056

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CEDRIC GILES  
COOK COUNTY CLERK'S OFFICE  
Date 5/15/2024 11:16 AM Pg: 1 of 3

Dec ID 20240501602629  
ST/Co Stamp 1-860-109-616 ST Tax \$0.00 CO Tax \$0.00

**After Recording, Mail To:**  
PRABHAKAR VEERAVALLI  
1285 W. QUAIL HOLLOW LN.  
PALATINE, IL 60067

SPACE ABOVE THIS LINE FOR RECORDER'S USE

## QUITCLAIM DEED IN TRUST

The Grantor(s),

SUDHAKAR VEERAVALLI, a single individual, as GRANTOR(S)

Whose mailing address is 1128 MALLARDS WAY, O'FALLON, MO 63368:

FOR GOOD AND VALUABLE CONSIDERATION, in hand paid, convey and quitclaim to:

PRABHAKAR VEERAVALLI, as trustee of THE PREMIER REALTY LIVING TRUST dated April 1, 2024 as GRANTEE(S),

Whose mailing address 1285 W. QUAIL HOLLOW LN. PALATINE, IL 60067

And to Grantee's successors and assigns, all of the following described real estate situated in the County of Cook, State of Illinois, to wit:

UNITS NUMBER BW-404 AND PB-45 IN THE TWELVE OAKS AT MORNINGSIDE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

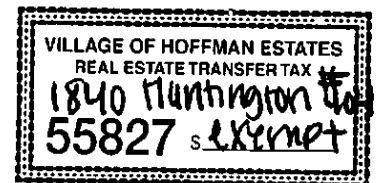
LOT 2 IN THE MORNINGSIDE PARK SUBDIVISION, A RESUBDIVISION OF LOT 1, EXCEPT THAT PART FALLING IN HUNTINGTON BOULEVARD AS DEDICATED BY PLAT OF DEDICATION RECORDED JANUARY 27, 1983 AS DOCUMENT NO. 26486555 AND REGISTERED JANUARY 27, 1983 AS DOCUMENT NO. LR3291903, IN HILL VIEW APARTMENTS, BEING A SUBDIVISION IN THE NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 41 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 6, 2005 AS DOCUMENT NUMBER 0518719033, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0527019112; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

THIS IS NOT A HOMESTEAD PROPERTY

Permanent Index Number: 07-08-101-026-1135; 07-08-101-026-1263

Site Address: 1840 Huntington Blvd, Unit 404, Hoffman Estate, IL 60169



Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois; however, SUBJECT TO any Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record; to have and to hold said premises forever. The GRANTEE has the power and authority to encumber or otherwise to manage and dispose of the herein above-described real property; including, but not limited to, the power to convey.

# UNOFFICIAL COPY

Dated this 12 day of April, 2024

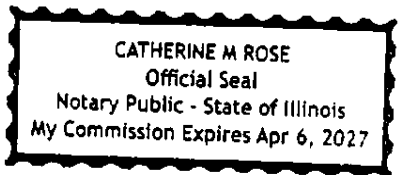
Sudhakar  
SUDHAKAR VEERAVALLI

STATE OF ILL )  
COUNTY OF COOK )SS

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that SUDHAKAR VEERAVALLI, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and individually acknowledged that they signed 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 12 day of April 2024.

Catherine M. Rose  
Notary Public



Exempt under Paragraph (e), Section 31-45:  
Illinois Real Estate Transfer Tax Act  
4/12/24  
Date  
[Signature]  
Buyer, Seller or Representative

SEND FUTURE TAX BILLS TO:  
PRABHAKAR VEERAVALLI  
1285 W. QUAIL HOLLOW LN.  
PALATINE, IL 60067

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## STATEMENT BY GRANTOR AND GRANTEE

The GRANTORS (or the agent for the GRANTORS) affirm that, to the best of the knowledge of the undersigned, 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 title to real estate under the laws of the State of Illinois.

Dated this 12 day of April, 2024.

*Sudhakar*  
SUDHAKAR VEERAVALLI

Subscribed and sworn to before me by the said SUDHAKAR VEERAVALLI this 12 day of April, 2024.



Notary Public: *Catherine M Rose*

The GRANTEE (or the agent for the GRANTEE) affirms that to the best of the knowledge of the undersigned, 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 title to real estate under the laws of the State of Illinois.

Dated this 12 day of April, 2024.

*Prabha*  
PRABHAKAR VEERAVALLI, trustee

Subscribed and sworn to before me by the said PRABHAKAR VEERAVALLI, as trustee of THE PREMIER REALTY LIVING TRUST dated April 1, 2024.

Notary Public: *Catherine M. Rose*

