



2414230048

Doc# 2414230048 Fee \$93.00

ILRHSP FEE:\$18.00 RPRF FEE:\$1.00
CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

DATE: 5/21/2024 12:33 PM

PAGE: 1 OF 3

**DEED IN TRUST
(Illinois)**

THE GRANTOR, **Volkan Selen**, not married, of Palatine, of the County of Cook, and State of Illinois, for and in consideration of Ten 00/100----Dollars, and other good and valuable considerations in hand paid, CONVEYS and QUIT CLAIMS unto:

Volkan Selen, as trustee under a trust agreement dated the 7th day of September, 2011, and known as the Volkan Selen Declaration of Trust and unto all and every successor or successors in trust under said trust agreement, the following described real estate in the County of Cook, and State of Illinois, to wit:

PARCEL 1:

Unit 6 of Lot 8 in Hidden Prairie, being a Resubdivision of part of Lot 1 in Kuntze's First Industrial Addition to Palatine, being a Subdivision of part of the East 1/2 of the Northwest 1/4 and part of the West 1/2 of the Northeast 1/4 of Section 15, Township 42 North, Range 10, East of the Third Principal Meridian, according to the Plat thereof recorded July 16, 2001 as Document No. 0010625389, in Cook County, Illinois.

PARCEL 2:

An Easement for ingress, egress and access from all portions of the property to a public right of way or other portions of the property as set forth in the Declaration of Covenants, Conditions, Easements and Restrictions for Hidden Prairie recorded July 16, 2001 as Document No. 0010625390, in Cook County, Illinois.

Permanent Index Number: 02-15-102-182-0000

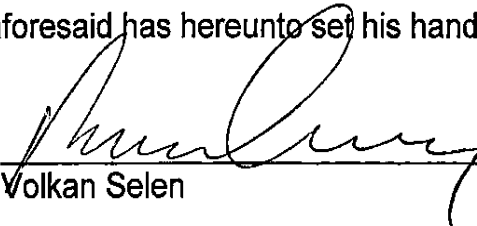
Address of real estate: 589 N. Hidden Prairie Court, Palatine, Illinois, 60067

Address of Grantee: 758 N. Walden Drive, Palatine, Illinois, 60067

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes herein and in said trust agreement set forth.

And the said grantor hereby expressly waives and releases any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the grantor aforesaid has hereunto set his hand and seals this 26th day of January, 2024.

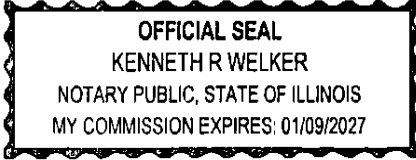


Volkan Selen (SEAL)

S 4
P 3
S 4
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INT JP

UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS
COUNTY OF LAKE)





I, KENNETH R. WELKER, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **Volkan Selen**, not married, is 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 acknowledged that he signed, sealed and delivered the said instrument as his 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 26th day of January, 2024.



Notary Public

This instrument was prepared by:
Kenneth R. Welker
Attorney at Law
4880 Euclid Avenue
Palatine, Illinois 60067
(847) 934-8700

REAL ESTATE TRANSFER TAX		21-May-2024
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
02-15-102-182-0000		20240501604749 0-575-497-520


MAIL TO:
Kenneth R. Welker
Attorney at Law
4880 Euclid Avenue
Palatine, IL 60067

SEND TAX BILL TO:
Volkan Selen
758 N. Walden Drive
Palatine, IL 60067

State of Illinois
DEPARTMENT OF REVENUE
STATEMENT OF EXEMPTION UNDER REAL ESTATE TRANSFER TAX ACT

I hereby declare that this deed represents a transaction exempt under the provisions of Paragraph E, Section 4, of the Real Estate Transfer Act.

Dated this 26th day of January, 2024.



Signature of Grantor/Grantee or their Representative

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STATEMENT BY GRANTOR AND GRANTEE

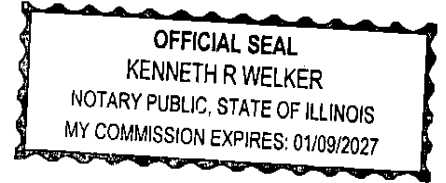
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate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

Dated: January 26, 2024.

Signature [Handwritten Signature]

Subscribed and sworn to before me by the said Grantor / Agent this January 26, 2024.

Notary Public [Handwritten Signature]



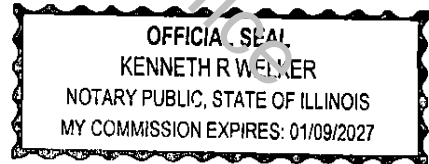
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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.

Dated: January 26, 2024.

Signature [Handwritten Signature]

Subscribed and sworn to before me by the said Grantee / Agent this January 26, 2024.

Notary Public [Handwritten Signature]



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 of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)