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This document prepared by:

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CEDRIC GILES
COOK COUNTY CLERK'S OFFICE
Date 5/23/2024 2:33 PM Pg: 1 of 4
Doc ID 20240501601565

**After Recording, Return and
Mail Subsequent Tax Bills To:**

Alexander Coburn and
Elizabeth Coburn, as co-Trustees
716 S. Scoville
Oak Park, Illinois 60304

QUITCLAIM DEED

Illinois (Statutory)

THE GRANTOR(S), Alexander Coburn and Elizabeth Coburn, Husband and Wife, as Tenants by the Entirety, of 716 S. Scoville, Village of Oak Park, County of Cook, State of Illinois, for and in consideration of Ten Dollars (\$10), and all other good and valuable consideration in hand paid,

CONVEY(S) and QUITCLAIM(S) to the GRANTEE(S), Alexander David Coburn and Elizabeth Bennett Barnes Coburn, Trustees of the Alexander and Elizabeth Coburn Living Trust dated April 13, 2024, and any amendments thereto, as Tenants by the Entirety, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois; however,

SUBJECT TO: General real estate taxes for the year 2023 and subsequent years, which are not yet due and payable; and any covenants, conditions, easements, and restrictions now of record, to have and to hold said property as tenants by the entirety forever.

Permanent Real Estate Index Number: 16-18-221-006-0000

Address of Real Estate: 716 S. Scoville, Oak Park, Illinois 60304

DATED THIS 11 DAY OF MAY, 2024

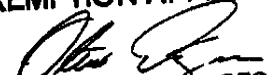


Alexander Coburn



Elizabeth Coburn

EXEMPTION APPROVED


Steven E. Drazner, CFO
Village of Oak Park

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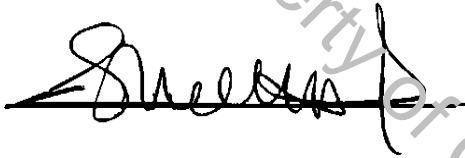
STATE OF ILLINOIS,

SS.

COUNTY OF COOK

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Alexander Coburn and Elizabeth Coburn, 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/she/they signed, sealed, and delivered the instrument as his/her/their and voluntary act, for the uses and purposes therein set forth.

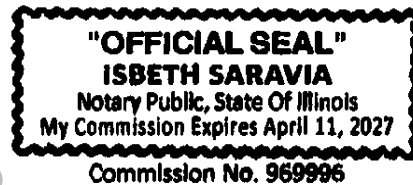
Given under my hand and official seal this 11th day of May, 2024.



Notary Public
(SEAL)

Prepared by:

Timothy O'Brien, Attorney at Law
O'Brien Estate Law, LLC
1011 Lake Street, Ste 418
Oak Park, Illinois 60301



"Exempt under Paragraph (e), Section 31-45; Illinois Real Estate Transfer Tax Act, and Cook County Ord. 23-0-27, par (5)"

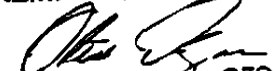
05/11/2024

Date



Signature of Buyer or Seller or Representative

EXEMPTION APPROVED


Steven E. Drazner, CFO
Village of Oak Park

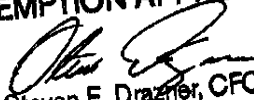
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EXHIBIT A

THE NORTH 35 FEET OF LOT 20 IN BLOCK 5 IN CHICAGO HERALD ADDITION TO OAK PARK, BEING A SUBDIVISION OF THE WEST 1/2 OF LOT 4 IN THE SUBDIVISION OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 13; EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THE WEST 1/2 OF THE SOUTHWEST 1/4 THEREOF) IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

EXEMPTION APPROVED


Steven E. Drazner, CFO
Village of Oak Park

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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 May 20, 2024

Signature: _____

Grantor or Agent

Subscribed and sworn to before me

by the said Timothy J. O'Brien

dated 5-20-2024



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 title to real estate under the laws of the State of Illinois.

Dated May 20, 2024

Signature: _____

Grantee or Agent

Subscribed and sworn to before me

by the said Timothy J. O'Brien

dated 5/20/2024



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 of a Class A misdemeanor for subsequent offenses.

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

NOTE: LAND TRUSTEE IS NEITHER "GRANTEE OR AGENT" OF AN ASSIGNMENT OF BENEFICIAL INTEREST.