

# UNOFFICIAL COPY

Doc#: 2417602163 Fee: \$107.00  
CEDRIC GILES  
COOK COUNTY CLERK'S OFFICE  
Date 6/24/2024 11:50 AM Pg: 1 of 4

## QUIT CLAIM DEED Statutory (ILLINOIS)

Dec ID 20240501613976  
ST/Co Stamp 1-544-453-424 ST Tax \$0.00 CO Tax \$0.00

Above Space for Recorder's Use Only)

THE GRANTOR (S) Thomas Baumstark and Susan Baumstark, Husband and Wife, as Joint Tenants, for the consideration of (\$10.00) TEN DOLLARS, and other good and valuable considerations in hand paid, CONVEYS and QUIT CLAIMS to David Boyce, a single person, all interest in the following described Real Estate, the real estate situated in Cook County, Illinois, commonly known as 4655 N. Cumberland Avenue, Unit 306, Norridge, Illinois 60706, and legally described as:

See Legal Description Attached as Exhibit A

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. :

Permanent Real Estate Index Number(s): 12-14-200 089-1026  
Address(es) of Real Estate: 4655 N. Cumberland Avenue, Unit 306, Norridge, Illinois 60706

Dated this 31<sup>st</sup> day of May, 2024.

PLEASE  
PRINT OR  
TYPE NAMES  
BELOW  
SIGNATURE(S)

By: [Signature] (SEAL) Thomas Baumstark

By: [Signature] (SEAL) Susan Baumstark

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 Thomas Baumstark and Susan Baumstark, Husband and Wife, personally known to me to be the same person(s) whose name(s) 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 31 day of May, 2024.

Commission expires 03/08, 2028

NOTARY PUBLIC

This instrument was prepared by: Mitchell B. Ruchim, Ruchim & Hudson, P.C., 3000 Dundee Road, Suite 415, Northbrook, Illinois 60062

NORRIDGE TRANSFER-PASSED  
Cert. # 2024 TS - 0504  
Issued By: MS Date: 6-10-24

OFFICIAL SEAL  
ROCKY J HUDSON  
Notary Public, State of Illinois  
Commission No. 908675  
My Commission Expires March 8, 2028

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**MAIL TO:**  
**Ruchim & Hudson, P.C.**  
**3000 Dundee Road, Suite 415**  
**Northbrook, IL 60062**

**SEND SUBSEQUENT TAX BILLS TO:**  
**David Boyce**  
**4655 N. Cumberland Avenue, Unit 306**  
**Norridge, Illinois 60706**

Recorder's Office Box No. \_\_\_\_\_

**"Exempt under provisions of Paragraph E  
Section 4 Real Estate Transfer Act."**

05/31/2024

Date

  
Buyer, Seller or Representative

Property of Cook County Clerk's Office

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## EXHIBIT A LEGAL DESCRIPTION

**Parcel 1:**

Unit 306 in terrace point condominiums of norridge as delineated on a survey of the following described real estate:

The east 369.55 feet of the west 419.55 feet of the north 280.7 feet of the south 31 rods and 15 links of the northwest 1/4 of the northeast 1/4 of section 14, township 40 north, range 12 east of the third principal Meridian, in Cook County, Illinois; which survey is attached to the declaration of condominium recorded as document 99562684, together with an undivided percentage interest in the common elements.

**Parcel 2:**

The exclusive right to use storage space e-16 and parking space p-16 limited common elements and delineated on the survey attached to the declaration aforesaid recorded as document 99562684.

Property of Cook County Clerk's Office

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## STATEMENT BY GRANTOR AND GRANTEE

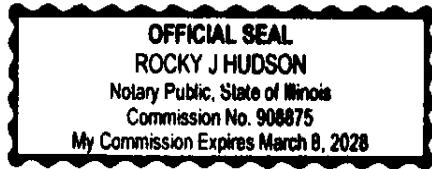
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois Corporation or foreign corporation authorized to do business or acquire and hold title to real estate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

Date: May 31, 2024

Signature(s): [Signature]  
Thomas Baumstark  
[Signature]  
Susan Baumstark

Subscribed and sworn to before me this 31 day of May, 2024

Notary Public [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 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 real estate to real estate in Illinois, or other entity recognized person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Date: May 31, 2024.

Signature(s): [Signature]  
David Boyce

Date: May 31, 2024

Subscribed and sworn to before me this 31 day of May, 2024.

Notary Public [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. Attached to deed or ABI to be recorded in Lake County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)