

# UNOFFICIAL COPY

## QUIT CLAIM DEED

The Grantor, Jesus Antonio Quiroga, an unmarried man, and Cesar Armando Quiroga, married to Olga Alvarez, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, in hand paid, QUIT CLAIMS, RELEASES AND REMISES to Grantee, Cesar A. Quiroga, and Olga M. Alvarez, husband & wife, 3629 South Seeley, Chicago, Illinois 60609, following described real estate, individually, situated in the County of Cook, State of Illinois, not as tenants in common, but as joint tenants, to wit:

mt02-2041 lot 3  
marine title



Doc#: 0326608151  
Eugene "Gene" Moore Fee: \$28.00  
Cook County Recorder of Deeds  
Date: 09/23/2003 11:32 AM Pg: 1 of 3

ABOVE SPACE FOR RECORDER'S USE ONLY

**LEGAL DESCRIPTION:** LOT 37 IN BLOCK 2 IN EDWIN C. LARNED'S SUBDIVISION OF THE EAST 1/2 OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/2 OF SECTION 31, TOWNSHIP 39 NORTH, RANGE 14. EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

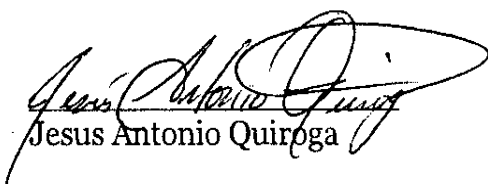
**PROPERTY ADDRESS:** 3629 South Seeley, Chicago, Illinois 60609

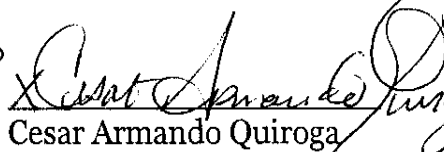
**PERMANENT INDEX NUMBER:** 17-31-316-012-0000

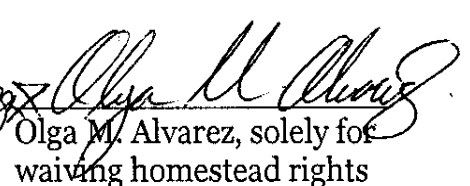
Hereby releasing and waiving any and all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Subject to general real estate taxes not yet due and payable; special assessments confirmed after Contract date; building, building line and use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances; easements for public utilities; drainage ditches, feeders, laterals and drain tile, pipe or other conduit.

**DATED** this 27<sup>th</sup> day of August 2003.

  
Jesus Antonio Quiroga

  
Cesar Armando Quiroga

  
Olga M. Alvarez, solely for  
waiving homestead rights

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STATE OF ILLINOIS )  
COUNTY OF COOK ) SS

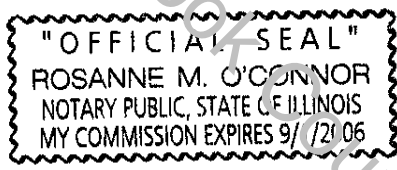
I, the undersigned, a Notary Public, in <sup>an unmarried man</sup> and for the County and State aforesaid, DO HEREBY CERTIFY that Jesus Antonio Quiroga, Cesar Armando Quiroga and Olga M. Alvarez, <sup>his wife</sup> personally known to me to be the same persons whose names are subscribed to the foregoing 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 27<sup>th</sup> day of August 2003.

*[Handwritten Signature]*

Notary Public

Impress Seal Here



EXEMPT UNDER PROVISIONS OF  
PARAGRAPH 2 SECTION 4,  
REAL ESTATE TRANSFER TAX ACT  
8/27/03  
DATE BUYER, SELLER OR REP

**Prepared By:**  
Edward J. Flynn II  
**FLYNN & FLYNN LAW OFFICE**  
1415 West 22<sup>nd</sup> Street, Tower Floor  
Oak Brook, Illinois 60523  
ejf@flynn-flynn.com

**Mail Recorded Deed & Send Tax Bills To:**  
Cesar Armando Quiroga & Olga Alvarez  
3629 South Seeley  
Chicago, Illinois 60609

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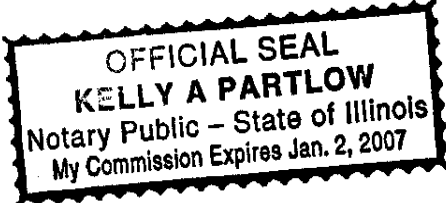
## STATEMENT BY GRANTOR AND GRANTEE

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 August 27, 2003 Signature: [Signature]  
Grantor or Agent

Subscribed and sworn to before me by the said \_\_\_\_\_ this \_\_\_\_\_ day of \_\_\_\_\_, 2003.

Notary Public Kelly A. Partlow

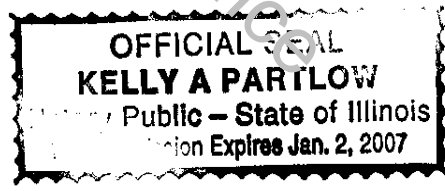


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 \_\_\_\_\_, 20\_\_\_\_ Signature: [Signature]  
Grantee or Agent

Subscribed and sworn to before me by the said \_\_\_\_\_ this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

Notary Public Kelly A. Partlow



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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]