

# UNOFFICIAL COPY

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## QUIT CLAIM DEED JOINT TENANCY Statutory (ILLINOIS) (Individual to Individual)

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Doc#: 0425734022  
Eugene "Gene" Moore Fee: \$28.50  
Cook County Recorder of Deeds  
Date: 09/13/2004 10:13 AM Pg: 1 of 3

THE GRANTOR (NAME AND ADDRESS)

GUADALUPE ESPINOZA  
n/k/a GUADALUPE ESTRADA  
divorced and not since  
remarried  
7857 W. 45th Street

(The Above Space For Recorder's Use Only)

of the Village of Lyons County  
of Cook, State of Illinois  
for the consideration of Ten. & No/100----- DOLLARS, & other good and valuable  
in hand paid, CONVEY and QUIT CLAIM to consideration

GUADALUPE ESTRADA and MARIA R. FERNANDEZ,  
as joint tenants  
7857 W. 45th Street  
Lyons IL 60534

(NAME AND ADDRESS OF GRANTEE(S))

not in Tenancy in Common, but in JOINT TENANCY, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit: (See reverse side for legal description.) hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises not in tenancy in common, but in joint tenancy forever.

Permanent Index Number (PIN): 18-01-316-004

Address(es) of Real Estate: 7857 W. 45th Street, Lyons, IL 60534

DATED this 2nd day of Sept. 2004

PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S)  
(X) Guadalupe Estrada (SEAL) \_\_\_\_\_ (SEAL)  
Guadalupe Estrada \_\_\_\_\_ (SEAL) \_\_\_\_\_ (SEAL)

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  
GUADALUPE ESTRADA, divorced

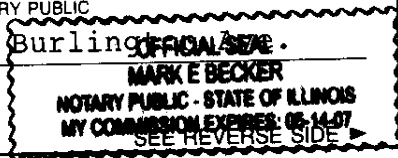
personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

IMPRESS SEAL HERE

Given under my hand and official seal, this 2nd day of September 2004

Commission expires MAY 14 2004 Mark E Becker NOTARY PUBLIC

This instrument was prepared by MARK E. BECKER, ESQ., 1105 W. Burlington (NAME AND ADDRESS)  
Western Springs, IL 60558



SY  
P3  
SM  
MY  
N6

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## Legal Description

of premises commonly known as 7857 W. 45th Street

Lyons, IL 60534

Lot 8 (except 93 feet thereof and except the East 68.5 feet thereof) in Riverside Acres a subdivision in the South 1/2 of Section 1, Township 38 North, Range 12 East of the Third Principal Meridian, in Cook County, Illinois

Property of Cook County Clerk's Office

This conveyance is exempt from the purchase of Revenue Stamps pursuant to par E., sect 4 of the Real Estate Transfer Tax Act.

Dated: September 2 2004 Mark E. Becker

THE PREPARER OF THIS INSTRUMENT WAS NEITHER FURNISHED WITH, NOR REQUESTED TO REVIEW, AN ABSTRACT ON THE DESCRIBED PROPERTY AND, THEREFORE, EXPRESSES NO OPINION AS TO CONDITION OF TITLE.

MAIL TO:

MARK E. BECKER, ESQ.

(Name)

1105 W. Burlington Ave.

(Address)

Western Springs, IL 60558

(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:

Guadalupe Estrada

(Name)

7857 W. 45th Street

(Address)

Lyons, IL 60534

(City, State and Zip)

RECORDER'S OFFICE BOX NO. \_\_\_\_\_

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## STATEMENT BY GRANTOR AND GRANTEE

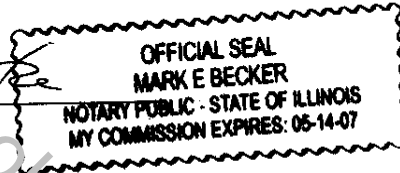
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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: September 2, 2004.

Signature: (X) Guadalupe Estrada  
Grantor or Agent

Subscribed and Sworn to before me this 2nd day of Sept., 2004.

Notary Public Mark E Becker



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: September 2, 2004.

Signature: (X) Guadalupe Estrada  
Grantee or Agent

Subscribed and Sworn to before me this 2 day of Sept., 2004.

Notary Public Mark E Becker



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.)