

# UNOFFICIAL COPY

0410-12348 19/3  
**QUIT CLAIM DEED**  
Joint Tenancy Illinois Statutory

MAIL TO: Townstone Financial, Inc.  
325 W. Huron, Suite #712  
Chicago, IL 60610



Doc#: 0502403062  
Eugene "Gene" Moore Fee: \$28.00  
Cook County Recorder of Deeds  
Date: 01/24/2005 11:16 AM Pg: 1 of 3

NAME & ADDRESS OF TAXPAYER:  
Crisoforo Romaniz  
1917 N. Lawndale Ave  
Chgo, IL 60647

RECORDER'S STAMP

THE GRANTOR(S) Crisoforo Romaniz and Ventura Romaniz Husband and wife Jose Romaniz and Norma Romaniz husband and wife and Adolfo Romaniz a single man  
Of the City of Chicago County of Cook State of Illinois

For and in consideration of Ten dollars and no / 100 \*\*\*\*\* DOLLARS  
And other good and valuable considerations in hand paid.

CONVEY AND QUIT CLAIM to Crisoforo Romaniz and Ventura Romaniz Husband and Wife

Grantee's Address 1917 N Lawndale City Chicago State IL Zip 60647

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:

LOT 14 IN BLOCK 2 IN NORTH WESTERN SUBDIVISION OF ALL THAT PART OF THE EST 1/2 OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 35, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH AND ADJOINING THE NORTH 430 FEET OF SAID TRACT, EXCEPT A TRIP OF LAND 50 FEET WIDE OFF THE SOUTH END DEEDED TO THE CHICAGO AND PACIFIC RAILROAD, IN COOK COUNTY, ILLINOIS.

NOTE: If additional space is required for legal- attach on separate 8-1/2 x 11 sheet.  
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(s) 13-35-305-022-0000  
Property Address: 1917 N. Lawndale Avenue Chicago, IL 60647

DATED this 23rd day of Dec, 2004.

[Signature] (SEAL)  
Jose Romaniz

[Signature] (SEAL)  
Norma Romaniz

[Signature] (SEAL)  
Adolfo Romaniz

[Signature] (SEAL)  
VENTURA ROMANTZ  
[Signature] (SEAL)  
CRISOFORO ROMANIZ

2

PRAIRIE TITLE  
100 N. LASALLE SUITE 1100  
CHICAGO, IL 60602

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NOTE: PLEASE PRINT NAME BELOW ALL SIGNATURES

130.12/94

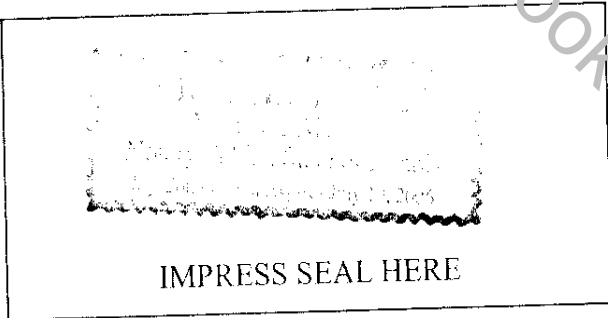
STATE OF ILLINOIS }  
County of COOK } SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Jose Romaniz & Norma Romaniz and Adolfo Romaniz, a single man and Crisoforo Romaniz, a single man, husband and wife Personally known to me to be the same person(s) whose name(s) is /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 notarial seal, this 23rd day of Dec, 2004.

Marianne Alvarez

Notary Public

My commission expires on 7/10/06



NAME AND ADDRESS OF PREPARER:

Crisoforo Romaniz  
1917 N. Hammond Ave  
Chicago, IL 60647

COUNTY - TRANSFER STAMPS

EXEMPT UNDER PROVISIONS OF PARAGRAPH SECTION 4, REAL ESTATE

TRANSFER ACT

DATE:

[Signature]  
Buyer, Seller or Representative

\*\*This conveyance must contain the name and address of the Grantee for tax billing purposes. (Chap. 55 ILCS 5/2-500)

|                                  |    |
|----------------------------------|----|
| QUIT CLAIM DEED                  |    |
| Joint Tenancy Illinois Statutory |    |
| FROM                             | TO |

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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: 12-23-04  
Signature: Nancy Vignery

Subscribed and sworn to before me by said person this 23 day of December 2004

Rosa Avila  
Notary Public

OFFICIAL SEAL  
ROSA AVILA  
NOTARY PUBLIC, STATE OF ILLINOIS  
MY COMMISSION EXPIRES 10/23/2011

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: 12-23-04  
Signature: Nancy Vignery

Subscribed and sworn to before me by said person this 23 day of December 2004

Rosa Avila  
Notary Public

OFFICIAL SEAL  
ROSA AVILA  
NOTARY PUBLIC, STATE OF ILLINOIS  
MY COMMISSION EXPIRES 10/23/2011

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.)