

UNOFFICIAL COPY

PROPERTY ADDRESS:

10900 South Avenue L
Chicago, Illinois 60617

TAX MAILING ADDRESS:

James Martinovich &
Ann M. Flowers Martinovich
10900 South Avenue L
Chicago, Illinois 60617

This instrument prepared by:

John A. Gebauer, Esq. for
HomeConnects Lending Services
200 Lakeside Drive, Suite 248
Horsham, PA 19044



Doc#: 0517306157
Eugene "Gene" Moore Fee: \$28.50
Cook County Recorder of Deeds
Date: 06/22/2005 03:05 PM Pg: 1 of 3

QUITCLAIM DEED

We, the Grantors, **JAMES MARTINOVICH** and **ANN M. FLOWERS-MARTINOVICH f/k/a ANN MARIE FLOWERS**, of 10900 South Avenue L, Chicago, County of Cook, State of Illinois, in consideration of Ten Dollars and Zero Cents (\$10.00) paid, convey and quitclaim to the Grantee, **JAMES MARTINOVICH** and **ANN M. FLOWERS-MARTINOVICH**, Husband and Wife as Joint Tenants with Rights of Survivorship, with an address of 10900 South Avenue L, Chicago, Illinois, the following land with the buildings thereon located at 10900 South Avenue L, Chicago, County of Cook, State of Illinois:

LOT 1 AND THE NORTH 4 ½ FEET OF LOT 2, IN BLOCK 60 IN IRONWORKS ADDITION, A SUBDIVISION OF THE WEST ½ OF THE NORTHWEST ¼ OF SECTION 17, TOWNSHIP 37 NORTH, RANGE 15 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Meaning and intending to convey the same premises conveyed to the Grantors by deed dated April 30, 1997 and recorded September 9, 1997 in the Cook County Records as Document No. 1071761.

PROPERTY TAX ID NO.: 26-17-126-077-0000

This deed is exempt from the application of Article 31 of the Illinois Real Estate Transfer Tax law under 35 ILCS 200/31-45(d).

The property transferred hereunder remains subject to a mortgage at the time of the transfer.

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

SJ
SM
6A

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Executed under seal this 9th day of April, 2005.

James Martinovich
JAMES MARTINOVICH

Ann M. Flowers-Martinovich f/k/a Ann Marie Flowers
ANN M. FLOWERS-MARTINOVICH f/k/a
ANN MARIE FLOWERS

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 JAMES MARTINOVICH and ANN M. FLOWERS-MARTINOVICH f/k/a ANN MARIE FLOWERS personally known to me to be the same persons whose names are subscribed in 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 9 day of April, 2005.

Desiree Roman
Notary Public
My Commission Expires: 04.23.09



Property Address

~~RETURN TO:~~

James Martinovich &
Ann M. Flowers Martinovich
10900 South Avenue L
Chicago, IL 60617

Return to:

Fulfillment Center
100 Lakeside Dr.
Horsham, PA.
19044



AFFIX TRANSFER TAX STAMP

OR

"Exempt under the provisions of Paragraph e"
Section 31-45; Real Estate Transfer Tax Act

4/9/05

Date

M. Vas
Buyer, Seller or Representative

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STATEMENT BY GRANTOR AND GRANTEE

The Grantor, JAMES MARTINOVICH, or his/her agent affirms that, to the best of his/her knowledge, the Grantee, JAMES MARTINOVICH, shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or a foreign corporation 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: 4-9, 2005

Signature

James Martinovich
JAMES MARTINOVICH

Subscribed and sworn to before me
by the said JAMES MARTINOVICH
this 9 day of April, 2005

Desiree Roman
Notary Public



The Grantee, JAMES MARTINOVICH, or his/her agent affirms that, to the best of his/her knowledge, the Grantee, JAMES MARTINOVICH, shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or a foreign corporation 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: 4-9-, 2005

Signature

James Martinovich
JAMES MARTINOVICH

Subscribed and sworn to before me
by the said JAMES MARTINOVICH
this 9 day of April, 2005

Desiree Roman
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 ABI to be recorded, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]