

# UNOFFICIAL COPY

*This instrument was*  
**Prepared By:** Jon R. Turner  
Jon R. Turner & Associates, LLC  
2700 East Sunset Road, Suite 6  
Las Vegas, NV 89120  
Phone: 702-938-8900  
**Recording Requested by:**  
**When Recorded Return To:**  
US Recordings, Inc.  
2925 Country Drive Ste 201  
St. Paul, MN 55117



**Doc#:** 0530722115 **Fee:** \$28.50  
Eugene "Gene" Moore  
Cook County Recorder of Deeds  
Date: 11/03/2005 03:39 PM Pg: 1 of 3

**mail tax statement to:**  
Abdias Arellano Mondragon, et al  
3025 North Albany Avenue  
Chicago, Illinois 60618

24690607-51

SPACE ABOVE THIS LINE FOR RECORDER'S USE

~~27631022~~

## QUITCLAIM DEED TITLE OF DOCUMENT

The Grantor(s) **Abdias Arellano Mondragon, a married man, and joined by his spouse Valeria Gutierrez**, for GOOD AND VALUABLE CONSIDERATION, in hand paid, convey(s) and quit claim(s) to **Abdias Arellano Mondragon and Valeria Gutierrez, husband and wife as joint tenants with right of survivorship and not as tenants in common**, whose address is 3025 North Albany Avenue, Chicago, Illinois 60618, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 44 IN BLOCK 3 IN ALBERT WISNER'S SUBDIVISION OF PART OF THE NORTHWEST QUARTER OF THE NORTH WEST QUARTER OF SECTION 25, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number: 13-25-114-017  
Site Address: 3025 North Albany Avenue, Chicago, Illinois 60618

Prior Recorded Doc. Ref.: Deed: Recorded: December 22, 2003; Doc. No. 0535614066

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois; However, subject to any Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record; To have and to hold said premises forever.

When the context requires, singular nouns and pronouns, include the plural.

28<sup>5</sup> 1-2

/No sc/

28<sup>5</sup> S-Y  
P-3  
M-Y  
MP

# UNOFFICIAL COPY

Dated this 6<sup>th</sup> day of April, 2005.

Abdias Arellano Mondragon  
Abdias Arellano Mondragon

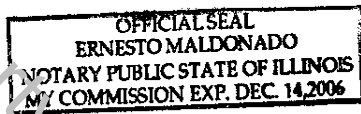
Valeria Gutierrez  
Valeria Gutierrez

STATE OF Illinois  
COUNTY OF COOK)

ss

The foregoing instrument was acknowledged before me this 6<sup>th</sup> day of April, 2005 by Abdias Arellano Mondragon and Valeria Gutierrez.

NOTARY RUBBER STAMP/SEAL



*[Handwritten Signature]*

NOTARY PUBLIC

Ernesto Maldonado

PRINTED NAME OF NOTARY

MY Commission Expires: 12/14/06

AFFIX TRANSFER TAX STAMP

OR

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

4/6/05  
Date

Samantha Baldwin  
Buyer, Seller or Representative

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

## 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.

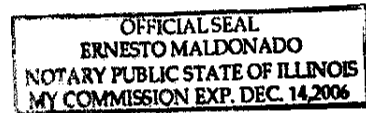
Dated April 6<sup>th</sup>, 2005.

Signature: Abdias Arellano Mondragon  
Abdias Arellano Mondragon

Signature: Valeria Gutierrez  
Valeria Gutierrez

Subscribed and sworn to before me by the said, Abdias Arellano Mondragon and Valeria Gutierrez, this 6<sup>th</sup> day of April, 2005.

Notary Public: [Signature]



The GRANTEE 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.

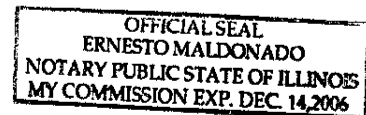
Dated April 6<sup>th</sup>, 2005.

Signature: Abdias Arellano Mondragon  
Abdias Arellano Mondragon

Signature: Valeria Gutierrez  
Valeria Gutierrez

Subscribed and sworn to before me by the said, Abdias Arellano Mondragon and Valeria Gutierrez, this 6<sup>th</sup> day of April, 2005.

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.

(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.)



**U24690607-010P03**

QUIT CLAIM DEED  
LOAN# 0066402645  
US Recordings