

UNOFFICIAL COPY

QUIT CLAIM DEED

The Grantor(s) **John Walkosz and Maria Walkosz his wife, of 8601 S. Austin, Burbank, IL. 60459** for and in consideration of Ten & 00/100 Dollars and other Good and Valuable consideration in hand paid, Conveys and **Quit Claims to John A. Beckett of Dept. 4114, Carol Stream, IL 60122-4114** 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. SUBJECT TO:

General taxes for 2004 and subsequent years and (a) general real estate taxes not due and payable at the time of closing; (b) building lines and building laws and ordinances, use or occupancy restrictions, conditions and covenants of record; (c) zoning laws and ordinances which conform to the present usage of the premises; (d) public utility easements which serve the premises; (e) public roads and highways, if any; (f) party wall rights and agreements, if any; and (g) conditions imposed by the Illinois Condominium Property Act and condominium declaration, if applicable.



Doc#: 0601226053 Fee: \$28.00
 Eugene "Gene" Moore
 Cook County Recorder of Deeds
 Date: 01/12/2006 10:21 AM Pg: 1 of 3

Permanent Index Number (PIN) 25 02 112 015 0000
Address(es) of Real Estate 4956-60 S. Vincennes Ave.
 Chicago, IL 60615

DATED this 2nd day of May 2005

John Walkosz

 John Walkosz

x *Maria Walkosz*

 Maria Walkosz

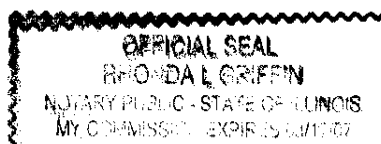
Rhonda L. Griffin

State of Illinois, County of Cook, I ~~James E. Kostro~~ the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **John Walkosz and Maria Walkosz** are known to be the same person(s) whose names(s) 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 2nd day of May 2005
 Commission expires on ~~April 26th, 2006~~ March 12th, 2007

Rhonda L. Griffin

 Notary Public



Document prepared by: James E. Kostro & Associates at 4928 South Cicero, Chicago, IL. 60638

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LEGAL DESCRIPTION

Premises commonly known as: **4956-60 S. Vincennes Ave.**
Chicago, Il 60615

LOT 12 IN BLOCK 1 IN T. G. DICKINSON AND COMPANY'S SUBDIVISION OF PART OF THE NORTH 1/2 OF THE SOUTH 1/2 OF THE NORTH EAST 1/4 OF SECTION 10, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Exempt under provisions of Paragraph e
Section 31-45. Property Tax Code.

2 MAY 05
Date

John A. Beckett
Buyer, Seller, or Representative

MAIL DEED TO:

James E. Kostro
4928 S. Cicero Ave.
Chicago, Il 60638-2116

MAIL TAX BILLS TO:

John A. Beckett
c/o James E. Kostro
4928 S. Cicero Ave.
Chicago, Il 60638-2116

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STATEMENT BY GRANTOR AND GRANTEE

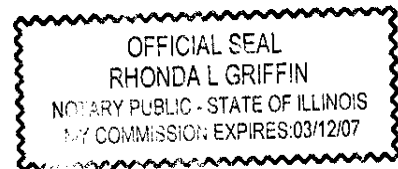
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois Corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 2 May, 2005

Signature *[Handwritten Signature]*
Grantor or Agent

Subscribed and sworn to before me by the said _____ this 2 day of May, 2005

Notary Public *[Handwritten Signature]*



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 2 May, 2005

Signature *[Handwritten Signature]*
Grantee or Agent

Subscribed and sworn to before me by the said _____ this 2 day of May, 2005

Notary Public *[Handwritten 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.)