

# UNOFFICIAL COPY

QUIT CLAIM DEED  
JOINT TENANTS  
Illinois Statutory  
(Individual to Individuals)



Doc#: 0632205205 Fee: \$30.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 11/20/2008 09:08 AM Pg: 1 of 4

CAUTION: CONSULT A  
LAWYER BEFORE USING  
OR ACTING UNDER THIS  
FORM. NEITHER THE  
PUBLISHER NOR THE SELLER  
OF THIS FORM MAKES ANY  
WARRANTY WITH RESPECT  
THERE TO, INCLUDING ANY  
WARRANTY OF MERCHANT  
ABILITY OR FITNESS FOR A  
PARTICULAR PURPOSE.

ABOVE SPACE FOR RECORDER'S USE ONLY

THE GRANTOR(S)

**LEROY BRONSON, MARRIED TO ANGELA BRONSON**

of the City of CHICAGO, County of COOK, State of ILLINOIS for the consideration of \$10.00 (Ten and 00/100's Dollars), and other good and valuable considerations, in hand paid, CONVEY(S) and QUIT CLAIM(S) to

**LEROY BRONSON, RICHARD TAYLOR, AND BEVERLY TAYLOR**

**1723 NORTH LOTUS AVENUE, CHICAGO, IL 60639**  
(Name and Address of Grantees)

\*\*THIS DOES NOT CONSTITUTE  
AS HOMESTEAD PROPERTY  
AS TO THE SPOUSE OF  
LEROY BRONSON

MAIL TO:  
RESIDENTIAL TITLE SERVICES  
1910 S. HIGHLAND AVE.  
SUITE 202  
LOMBARD, IL 60148

not in Tenancy in Common, but in JOINT TENANCY, all interest in the following described Real Estate situated in COOK County, Illinois, commonly known as

**1723 NORTH LOTUS AVENUE CHICAGO, IL 60639**, (street address) and legally described as follows:

**SEE APPENDIX "A" ATTACHED HERETO AND MADE A PART HEREOF**

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 Real Estate Index Number(s): **13-33-314-013-0000**

Address(es) of Real Estate: **1723 NORTH LOTUS AVENUE  
CHICAGO, IL 60639**

MAIL TO:  
RESIDENTIAL TITLE SERVICES  
1910 S. HIGHLAND AVE.  
SUITE 202  
LOMBARD, IL 60148

*YLC*

# UNOFFICIAL COPY

DATED this 27 day of October, 2006.

Please print or type name(s) below signature(s)

Leroy Bronson (SEAL) \_\_\_\_\_ (SEAL)  
LEROY BRONSON ~~ANGELA BRONSON~~

\_\_\_\_\_  
(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

Leroy Bronson  
personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 27 day of October, 2006.

IMPRESS SEAL HERE



Paylicia Hardwick  
NOTARY PUBLIC  
Commission expires on 5/2/10

Prepared By: LEROY BRONSON  
1723 NORTH LOTUS AVENUE, CHICAGO, IL 60639

Mail To: LEROY BRONSON  
1723 NORTH LOTUS AVENUE, CHICAGO, IL 60639

Name & Address of Taxpayer: LEROY BRONSON  
1723 NORTH LOTUS AVENUE  
CHICAGO, IL 60639

EXEMPT UNDER PROVISIONS OF PARAGRAPH E4  
SECTION 31-45, REAL ESTATE TRANSFER TAX LAW DATE: 10 27 06

[Signature]  
Signature of Buyer, Seller or Representative

# UNOFFICIAL COPY

## Appendix "A" – Legal Description

LOT 28 IN BLOCK 7 IN MILLS AND SONS' NORTH AVENUE AND CENTRAL AVENUE  
SUBDIVISION IN THE SOUTHWEST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 13, EAST  
OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly Known As: 1723 NORTH LOTUS AVENUE, CHICAGO, IL 60639

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

## EXEMPT AND ABI TRANSFER DECLARATION STATEMENT REQUIRED UNDER PUBLIC ACT 87-543 COOK COUNTY ONLY

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 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 Oct 27, 2006 [Signature]  
GRANTOR OR AGENT

STATE OF ILLINOIS )  
) SS:  
COUNTY OF COOK )



Subscribed and sworn to before me this 27 day of October, 2006

My commission expires: 5/2/10 [Signature]  
Notary Public

\*\*\*\*\*

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 Oct 27, 2006 [Signature]  
GRANTEE OR AGENT

STATE OF ILLINOIS )  
) SS:  
COUNTY OF COOK )



Subscribed and sworn to before me this 27 day of October, 2006

My commission expires: 5/2/10 [Signature]  
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 a Class A misdemeanor for subsequent offenses.

[Attach to Deed or ABI to be recorded in Cook County, if exempt under provisions of Section 4 of Illinois Real Estate Transaction Tax Act]