

UNOFFICIAL COPY

Eugene "Gene" Moore

Cook County Recorder
118 N. Clark Street
Rm 120
Chicago, IL 60602



Doc#: 0703634033 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 02/05/2007 10:08 AM Pg: 1 of 3

Quit Claim Deed

This Space is for Recorder's Office use only

Mail to:

Fronceen M. Sims
31 N. Austin Boulevard
Chicago, IL 60644

Name & Address of Taxpayer:

Fronceen M. Sims
31 N. Austin Boulevard
Chicago, IL 60644

For a valuable consideration of ten dollars (\$10.00), receipt of which is hereby acknowledged,
Fronceen N. Sims, a Widow, Grantor

hereby remises, releases and forever quitclaims to The Fronceen N. Sims Living Trust,
UTD February 1, 2007, Fronceen N. Sims, Trustee, Grantee
the real property located in the County of Cook, State of Illinois, described as:

Lot 100 in Prairie Avenue Addition to Austin in the Southeast 1/4 of Section 8,
Township 39 North, Range 13, East of the Third Principal Meridian, In Cook County,
Illinois.

With all appurtenances, subject to: covenants, conditions and restrictions of record, general and
special taxes and assessments, and acts of Grantee.

Permanent Real Estate Index Number: 16-08-418-010-000

Commonly known Address of Real Estate: 31 N. Austin Boulevard, Chicago, IL 60644

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

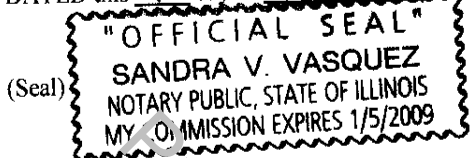
Dated this 1 day of February, 2007

Fronceen N. Sims
Fronceen N. Sims

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I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Fronceen N. Sims is personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered said instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

DATED this 1 day of February 2007.



Sandra V. Vasquez
Notary Public
My commission expires on 1/5, 2009

MUNICIPAL TRANSFER STAMP (If Required) COOK COUNTY / ILLINOIS TRANSFER STAMP

EXEMPT under provisions of Paragraph Section 31-45, Property Tax Code.

Date: _____

[Signature]

Buyer / Seller Representative

<p>When Recorded and Mail Tax Statements To: Fronceen M. Sims 31 N. Austin Boulevard Chicago, IL 60644</p>	<p>This Document was Prepared By: We The People USA, Inc.</p>
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Property of Cook County Clerk's Office

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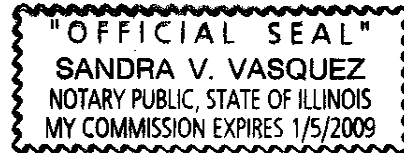
STATEMENT BY GRANTOR AND GRANTEE

The Grantor or his Agent affirms that, to the best of his knowledge, the name of the Grantor 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 February 1, 2007

Signature: *Francesca N. Sims*
Grantor or Agent

Subscribed and sworn to before me
by the said Francesca N. Sims
this 1 day of February, 2007
Notary Public *Sandra V. Vasquez*

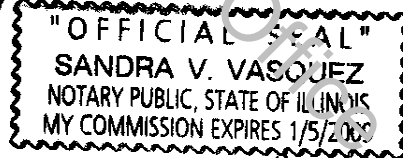


The Grantee or his Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 February 1, 2007

Signature: *Francesca N. Sims Living Trust*
Grantee or Agent

Subscribed and sworn to before me
by the said Francesca N. Sims Living Trust
this 1 day of February, 2007
Notary Public *Sandra V. Vasquez*



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.

(Attached 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.)