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Doc#: 0923015043 Fee: \$46.25
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Cook County Recorder of Deeds
Date: 08/18/2009 09:54 AM Pg: 1 of 5

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QUITCLAIM DEED

(Document Title)

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UNOFFICIAL COPY**Prepared By:**

Leila H. Hansen, Esq.
 9041 S. Pecos Road #3900
 Henderson, NV 89074
 Phone: 702-736-6400

After Recording Mail To:

Kristen M. Dunford
 10839 South Albany Avenue
 Chicago, Illinois 60655

Mail Tax Statement To:

Kristen M. Dunford
 10839 South Albany Avenue
 Chicago, Illinois 60655

SWR-1375001-11

SPACE ABOVE THIS LINE FOR RECORDER'S USE

QUITCLAIM DEED

TITLE OF DOCUMENT

The Grantor(s) **Kristen M. Dunford, formerly known as Kristen M. Janowski, a married woman, who acquired title as a single woman, and joined by her spouse Jason Dunford, for GOOD AND VALUABLE CONSIDERATION, in hand paid, convey(s) and quit claim(s) to Kristen M. Dunford, a married woman, whose address is 10839 South Albany Avenue, Chicago, Illinois 60655, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:**

LOT 32 (EXCEPT THE SOUTH 21.75 FEET THEREOF), ALL OF LOT 33 AND THE SOUTH 11.75 FEET OF LOT 34 IN BLOCK 7 IN GREENWOOD PARK, A SUBDIVISION OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 13, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE CHICAGO AND GRAND TRUNK RAILROAD RIGHT OF WAY) IN COOK COUNTY, ILLINOIS.

Site Address: **10839 South Albany Avenue, Chicago, Illinois 60655**

Permanent Index Number: **24-13-306-114-0000**

Prior Recorded Doc. Ref.: **Dead**; Recorded: **July 21, 2006**; Doc. No. **0620233094**

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.

Cook County Clerk's Office

UNOFFICIAL COPY

Dated this 21 day of May, 2009.

Kristen M. Dunford
Kristen M. Dunford, f/k/a
Kristen M. Janowski

[Signature]
Jason Dunford

STATE OF IL
COUNTY OF Cook ss

The foregoing instrument was acknowledged before me this 21 day of May, 2009, by **Kristen M. Dunford, f/k/a Kristen M. Janowski, and Jason Dunford.**

NOTARY RUBBER STAMP/SEAL

"OFFICIAL SEAL"
GREGORY D. MORRIS
Notary Public, State of Illinois
My Commission Expires 09/19/10

[Signature]
NOTARY PUBLIC
GREGORY D. MORRIS
PRINTED NAME OF NOTARY
MY Commission Expires: 9-19-10

AFFIX TRANSFER TAX STAMP
OR
"Exempt under provisions of Paragraph e"
Section 31-45; Real Estate Transfer Tax Act
6/2/09 [Signature]
Date Buyer, Seller or Representative

PROPERTY OF COOK COUNTY CLERK'S OFFICE

UNOFFICIAL COPY

AFFIDAVIT - PLAT ACT

RECORDER OF COOK COUNTY

STATE OF IL
COUNTY OF Cook ss

Kristen M. Dunford, f/k/a Kristen M. Janowski, being duly sworn on oath, states that he/she resides at 10839 South Albany Avenue, Chicago, Illinois 60655 that the attached deed is not in violation of 765 ILCS 205/1 for one of the following reasons:

1. The sale or exchange is of an entire tract of land not being a part of a larger tract of land
2. The division or subdivision of the land is into parcels or tracts of five acres or more of size, which does not involve any new streets, or easements of access.
3. The division is of lots or blocks of less than one acre in any recorded subdivision, which does not involve any new streets or easements of access.
4. The sale or exchange of land is between owners of adjoining and contiguous land.
5. The conveyance is of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
6. The conveyance is of land owned by a railroad or other public utility, which does not involve any new streets or easements of access.
7. The conveyance is of land for high way or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
8. The conveyance is made to correct descriptions in prior conveyances.
9. The sale or exchange is of parcels or tracts of land following the division into no more than two parts of a particular parcel or tract of land existing on July 17, 1959, and not involving any new streets or easements of access.
10. The sale is of a single lot of less than five acres from a larger tract, the dimensions and configurations of said larger tract having been determined by the dimensions and configurations of said larger tract on October 1, 1973, and no sale prior to this sale, or any lot or lots from said larger tract having taken place since October 1, 1973, and a survey of said single lot having been made by a registered land surveyor.

CIRCLE THE NUMBER OF ALL APPLICABLE STATEMENTS ABOVE.

Affiant further states that he/she makes this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording, and that all local requirements applicable to the subdivision of land are met by the attached deed and the tract described therein.

Kristen M. Dunford, f/k/a Kristen M. Janowski
Kristen M. Dunford, f/k/a
Kristen M. Janowski

SUBSCRIBED AND SWORN to before me this 21 day of May, 2009, Kristen M. Dunford, f/k/a Kristen M. Janowski.

[Signature]
Notary Public
My commission expires: 9-19-10

"OFFICIAL SEAL"
GREGORY D. MORRIS
Notary Public, State of Illinois
My Commission Expires 09/19/10



1481 6/3/2009 75722062/1

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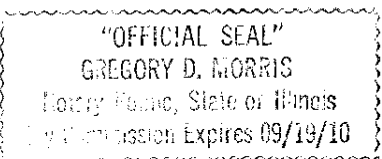
STATEMENT BY GRANTOR AND GRANTEE

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 May 21, 2009. Signature: Kristen M. Dunford
Kristen M. Dunford, f/k/a
Kristen M. Janowski
Signature: [Signature]
Jason Dunford

Subscribed and sworn to before me by the said, Kristen M. Dunford, f/k/a Kristen M. Janowski, and Jason Dunford, this 21 day of May, 2009.

Notary Public: [Signature]

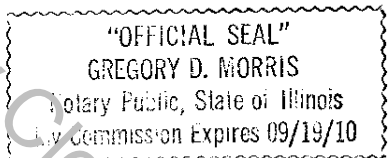


The GRANTEE or his agent affirms that, to the best of his knowledge, the name of the GRANTEE shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 May 21, 2009. Signature: Kristen M. Dunford
Kristen M. Dunford

Subscribed and sworn to before me by the said, Kristen M. Dunford, this 21 day of May, 2009.

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.)