

# UNOFFICIAL COPY



Chicago Title Insurance Company

## QUIT CLAIM DEED ILLINOIS STATUTORY



0934131055

Doc#: 0934131055 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 12/07/2009 12:04 PM Pg: 1 of 3

THE GRANTOR(S), JAMES A. FRANKLIN and ETHEL MANUEL FRANKLIN, husband and wife, each of whose address is 8228 S. Emerald in Chicago, Illinois 60620 for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, do hereby GRANT, CONVEY and QUIT CLAIM to Grantees, JAMES A. FRANKLIN AND ETHEL MANUEL FRANKLIN, husband and wife, and KAREN FRANKLIN, not as joint tenants or tenants in common but as tenants by the entirety, each of whose address is 8228 S. Emerald in Chicago, Illinois 60620 of the County of Cook, all right, claim, title and interest they may have in and to the following described Real Estate situated in the County of Cook in the State of Illinois, and legally described as follows; to wit:

LOT 11, IN WILLIAM KRUEGER'S SUBDIVISION OF PART OF LOT 1, AND ALL OF LOTS 2, AND 3, IN THE SUBDIVISION OF LOT 2, OF THAT PART OF THE SOUTH 50 ACRES OF THE NORTHWEST QUARTER OF SECTION 33, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WEST OF THE CHICAGO, ROCK ISLAND AND PACIFIC RAILROAD.

Permanent Index Number (P.I.N.): 20-33-122-032-0000  
Common Address: 8228 S. Emerald, Chicago, IL 60620

To have and to hold said permises forever, together with all buildings, improvements and appurtenances thereto, subject to all covenants and easements of record and taxes, hereby further releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

RATIFIED this 3<sup>rd</sup> day of December, 2009

James A. Franklin  
JAMES A. FRANKLIN, Grantor

Ethel Manuel Franklin  
ETHEL MANUEL FRANKLIN, Grantor

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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 JAMES A. FRANKLIN, personally known to me to be the same person whose name is subscribed to the foregoing Quit Claim Deed executed this day by and between JAMES A. FRANKLIN and ETHEL MANUEL FRANKLIN, as Grantors, and JAMES A. FRANKLIN, ETHEL MANUEL FRANKLIN and KAREN FRANKLIN, as Grantees, did appear before me this day in person, and acknowledged that he/she signed, sealed and delivered the said instrument as his/her free and voluntary act and deed as aforesaid, for the uses and purposes therein set forth, including the release and waiver of the Homestead Exemption Laws of the State of Illinois.

Given under my hand and official seal, this 3<sup>rd</sup> day of December, 2009



*Damita G Buffington*  
(Notary Public)

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 ETHEL MANUEL FRANKLIN, personally known to me to be the same person whose name is subscribed to the foregoing Quit Claim Deed executed this day by and between JAMES A. FRANKLIN and ETHEL MANUEL FRANKLIN, as Grantors, and JAMES A. FRANKLIN, ETHEL MANUEL FRANKLIN and KAREN FRANKLIN, as Grantees, did appear before me this day in person, and acknowledged that he/she signed, sealed and delivered the said instrument as his/her free and voluntary act and deed as aforesaid, for the uses and purposes therein set forth, including the release and waiver of the Homestead Exemption Laws of the State of Illinois.

Given under my hand and official seal, this 3<sup>rd</sup> day of December, 2009



*Damita G Buffington*  
(Notary Public)

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**Prepared By:** Kathern M. Williams, Attorney  
P.O. Box 1995  
Chicago, Illinois 60690

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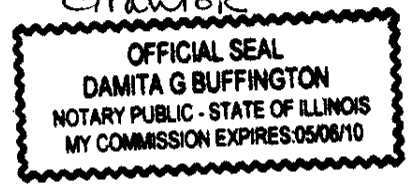
## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed 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 12/3/09

Signature Ethel M. Franklin  
Grantor or Agent  
James A. Franklin  
Grantor

SUBSCRIBED AND SWORN TO BEFORE ME BY THE SAID  
THIS 3<sup>rd</sup> DAY OF December,  
2009.



NOTARY PUBLIC Damita G Buffington

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 12/3/09

Signature Ethel M. Franklin  
Grantee or Agent  
James A. Franklin  
Grantee  
A. Frank  
Grantee

SUBSCRIBED AND SWORN TO BEFORE ME BY THE SAID  
THIS 3<sup>rd</sup> DAY OF December,  
2009.



NOTARY PUBLIC Damita G Buffington

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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]