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1303615043

Doc#: 1303615043 Fee: \$48.25
Karen A. Yarbrough RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 02/05/2013 02:04 PM Pg: 1 of 5

18346241/Rec. 1st
When Recorded Return To:
Indecomm Global Services
2925 Country Drive
St. Paul, MN 55117

After Recording Return to:
~~TITLE SOURCE~~
662 WOODWARD AVENUE
DETROIT, MI 48226
File No. 57265175

Name & Address of Taxpayer:
ESMERALDA MUNOZ AND MORAD ABDULLAH
10637 MAJOR AVENUE APARTMENT 1A
CHICAGO RIDGE, IL 60415

Tax ID No.:
24-17-208-021-1001 ✓

57265175 - 17145172 QUIT CLAIM DEED (1)

STATE OF ILLINOIS
COUNTY OF COOK

THIS INDENTURE made and entered into on this 14 day of January, 2013 by and between
ESMERALDA MUNOZ, AS HER SUCCESSOR OR SUCCESSORS, AS TRUSTEE UNDER THE PROVISIONS
OF A CERTAIN TRUST AGREEMENT DATED APRIL 29, 2009, AND KNOWN AS ESMERALDA MUNOZ
REVOCABLE TRUST, 10637 MAJOR AVENUE APARTMENT 1A, CHICAGO RIDGE, IL 60415 hereinafter
referred to as Grantor(s) and ESMERALDA MUNOZ AND MORAD ABDULLAH, WIFE AND HUSBAND, AS
JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP, 10637 MAJOR AVENUE APARTMENT 1A,
CHICAGO RIDGE, IL 60415, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantors, for and in consideration of the sum of ONE and NO/100 (\$1.00) DOLLAR,
cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, have this
day remise, release, quitclaim, grant, sell, and convey to the said Grantee following described real estate located in
COOK County, ILLINOIS:

SEE ATTACHED EXHIBIT "A"

Also known as: 10637 MAJOR AVENUE APARTMENT 1A, CHICAGO RIDGE, IL 60415
Property Tax ID No.: 24-17-208-021-1001
SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD.

Prior instrument reference: DOCUMENT NO. 1207534075, Recorded: 03/15/2012

S Yes
P S
S N
M Yes
S Yes
E Yes
INT Yes

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TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee and unto Grantee's heirs, administrators, successors or assigns, forever in FEE SIMPLE.

And that said conveyance does not render the grantor insolvent nor is it for the purpose of defrauding any of grantor's creditors.

AFFIX TRANSFER TAX STAMP

OR

"Exempt under provisions of Paragraph e"
Section 31-5; Real Estate Transfer Tax Act

1/18/13 [Signature]
Date Buyer/Seller or Representative

Assessor's parcel No. 24-17-208-021-1001

IN WITNESS WHEREOF, the said Grantors have hereunto set their hands and seals on this the day and year first above written.

[Signature], Trustee
ESMERALDA MUNOZ, TRUSTEE

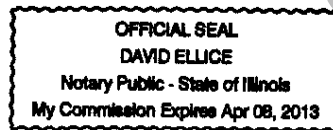
STATE OF Illinois
COUNTY OF Cook

I, the undersigned, a Notary Public in and on said County, in the State aforesaid, DO HEREBY CERTIFY THAT Esmeralda Munoz, TRUSTEE is personally known to me to be the same person whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered said instrument as his/her/their free and voluntary act, for the purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this 14 day of January, 2013

[Signature]
Notary Public

My commission expires



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

Name & Address of Preparer:

FRANK P. DEC, Esq.
8940 Main Street
Clarence, NY 14031

Property of Cook County Clerk's Office

A large, stylized handwritten signature in black ink is written over the diagonal watermark text. The signature is highly cursive and loops around the text.

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EXHIBIT A
LEGAL DESCRIPTION

LAND SITUATED IN THE COUNTY OF COOK IN THE STATE OF IL

AN UNDIVIDED FIFTY PERCENT (50%) OF THE PROPERTY LEGALLY DESCRIBED AS:

UNIT NUMBER 1-A IN STONY EDGE ESTATE III CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 40 IN RIDGEMONT SQUARE, BEING A SUBDIVISION OF PART OF THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MARCH 28, 1978 AS DOCUMENT 24378512, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 26248454 WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS

TAX ID NUMBER(S): 24-17-208-021-1001

PROPERTY COMMONLY KNOWN AS: 10637 MAJOR AVENUE APARTMENT 1A, CHICAGO RIDGE, IL 60415



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1371 1/23/2013 78346241/1

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 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 January 14, 2013

Signature: *Esmeralda Munoz*
Grantor or Agent

Subscribed and sworn to before me

By the said Grantor (Esmeralda Munoz)
This 14, day of January, 2013
Notary Public *David Ellice*



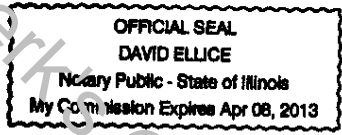
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 title to real estate under the laws of the State of Illinois.

Dated January 14, 2013

Signature: *Esmeralda Munoz*
Grantee or Agent

Subscribed and sworn to before me

By the said Grantees (Marad Abdullah and Esmeralda Munoz)
This 14, day of January, 2013
Notary Public *David Ellice*



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.)