

# UNOFFICIAL COPY

## QUIT CLAIM DEED ILLINOIS STATUTORY



Doc#: 1325534032 Fee: \$44.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Affidavit Fee: \$2.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 09/12/2013 09:23 AM Pg: 1 of 4

Mail to:

**ANTHONY N PANZICA**  
**ATTORNEY AT LAW**  
**2510 W IRVING PARK ROAD UNIT A**  
**CHICAGO, IL 60618**

Name & Address of Taxpayer:  
**HOMESTAR BUILDERS, LLC**

**4439 N ST LOUIS**  
**CHICAGO, IL 60618**

(Space for Recorder's Use)

THE GRANTOR(S), **TAE S KWON,**

of the **CITY** of **CHICAGO**, County of **COOK** State of **ILLINOIS**

for and in consideration of \_\_\_\_\_ DOLLARS

and other good and valuable consideration, in hand paid, CONVEY(S) and QUIT CLAIM(S) to  
THE GRANTEE(S), **HOMESTAR BUILDERS, LLC,**

(Grantee's Address) **4439 N ST LOUIS, CHICAGO, IL 60618**

of the **CITY** of **CHICAGO**, County of **COOK** State of **IL**

in the form of ownership: \_\_\_\_\_

all interest in the following described real estate situated in the County of **COOK**, in the State of Illinois to wit:

City of Chicago  
Dept. of Finance  
**651522**



Real Estate  
Transfer  
Stamp

**\$0.00**

9/10/2013 10:36

dr00764

Batch 7,036,379

4

(NOTE: If additional space is required for legal, attach on a separate 8-1/2" x 11" sheet.)

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

Permanent Index Number(s): **13-14-223-007-0000**

Property Address: **4439 N ST LOUIS, CHICAGO, IL 60618**

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Dated this 6th day of Sept, 2013

\_\_\_\_\_  
(Seal)

TAE S KWON  
(Seal)

\_\_\_\_\_  
(Seal)

\_\_\_\_\_  
(Seal)

(NOTE: Please type or print names below all signatures.)

STATE OF ILLINOIS )  
 ) ss  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT  
TAE S KWON

personally known to me to be the same person(s) whose name(s) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/their 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 notarial seal this 6th day of Sept, 2013.

Paola Rodriguez  
Notary Public

(Seal)



My commission expires: 12-15-14

COOK COUNTY / ILLINOIS TRANSFER STAMP

Name & Address of Preparer:  
ANTHONY N PANZICA  
ATTORNEY AT LAW  
2510 W IRVING PARK ROAD UNIT A  
CHICAGO, IL 60618

or  
Exempt under provisions of Paragraph E  
Section 4, Real Estate Transfer Tax Act.

Date: 9-6-13  
TAE S KWON  
Buyer, Seller or Representative

\*\* This conveyance must contain the name and address of the Grantee for tax billing purposes: (Chap. 55 ILCS 5/3-5020) and name and address of the person preparing the instrument (Chap. 55 ILCS 5/3-5022).

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## Fidelity National Title Insurance Company

Commitment Number: A13-0844

### SCHEDULE C PROPERTY DESCRIPTION

The land referred to in this Commitment is described as follows:

LOT 34 IN BLOCK 2 IN F.C. ANDERSON'S ADDITION, BEING A SUBDIVISION OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 24, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN 13-14-223-007-0000

known AS:

4439 N. St. Louis  
Chicago, 60618

Contact Information:

Title Insurance Underwriter:  
Fidelity National Title Insurance Company

Title Insurance Agent:  
Anthony N. Panzica  
2510-A W Irving Park Road Chicago, IL 60618

Settlement/Escrow Agent:  
Alliance Title Corporation  
5523 N. Cumberland Ave. Suite 1211  
Chicago, IL 60656  
Phone (773)556-2222 Fax (773)556-2255

Alliance Title Corporation does not examine nor does it warrant the accuracy of any documents which may be created or used by a lender related to this or any loan; including but not limited to appraisals, loan applications, loan processing documents, or any other documentation relied on by the lender in underwriting its loan.



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## First American

First American Title Insurance Company  
27775 Diehl Road  
Warrenville, IL 60555

### STATEMENT BY GRANTOR AND GRANTEE

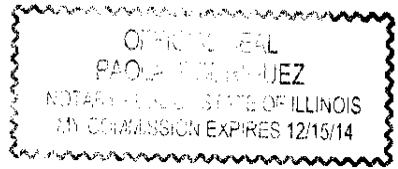
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 9-6-13

Signature *[Handwritten Signature]*  
Grantor or Agent

Subscribed and sworn to before me by the said tae S. Kwon affiant  
this 6th day of Sept., 2013

Notary Public *[Handwritten Signature]*



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 9-6-13

Signature *[Handwritten Signature]*  
Grantor or Agent

Subscribed and sworn to before me by the said Home Star Builders affiant  
this 6th day of Sept., 2013

Notary Public *[Handwritten Signature]*



Note: Any person who knowingly submits a false statement concerning the identity of the 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.)