



1326047002D

Doc#: 1326047002 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 09/17/2013 01:31 PM Pg: 1 of 3



First American Title Insurance Company
QUIT CLAIM DEED
ILLINOIS STATUTORY
Joint Tenants

Property of Cook County Clerk's Office

THE GRANTOR ABEL T. GARCIA, a single man, of the CITY of CHICAGO HEIGHTS, County of COOK, State of ILLINOIS for and in consideration of Ten and 00/100 Dollars , and other good and valuable consideration in hand paid, CONVEY(S) and QUIT CLAIM(S) to GRACIELA TENORIO and ABEL T. GARCIA, not as Tenants in Common, but as Joint Tenants, 670 West 15th Place, Chicago Heights, IL 60411 of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

THE WEST 48.32 FEET OF THE NORTH 147 FEET OF LOT 21 IN HILLTOP LAND COMPANY'S SUBDIVISION OF THE NORTH 1/2 OF THE SOUTH WEST 1/4 AND THE WEST 25 ACRES OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF SECTION 19, TOWNSHIP 35 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY ILLINOIS.

ALSO THE EAST 1/2 OF THAT PART OF SUNSET AVENUE (60.0 FEET WIDE AS HERETOFORE DEDICATED FOR PUBLIC STREET) IN THE HILLTOP LAND COMPANY'S SUBDIVISION OF THE NORTH 1/2 OF THE SOUTH WEST 1/4 AND THE WEST 25 ACRES OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF SECTION 19, TOWNSHIP 35 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, RECORDED ON MAY 24, 1905 AS DOCUMENT NUMBER 4380040, IN COOK COUNTY, ILLINOIS, DESCRIBED AS THE NORTH 17.00 FEET OF THAT PART OF SUNSET AVENUE LYING SOUTH OF THE WESTERLY PROPLONGATION OF THE NORTH LINE OF LOT 21 IN AFORESAID SUBDIVISION, ALL IN COOK COUNTY ILLINOIS.

SUBJECT TO: Covenants, conditions and restrictions of record. Private, public and utility easements and roads and highways. Party wall rights and agreements, Building lines and easements, if any, as long as they do not interfere with the current use and enjoyment of the property

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises as joint tenants forever.

Permanent Real Estate Index Number(s): 32-19-313-033-0000
Address(es) of Real Estate: 670 West 15th Place, Chicago Heights, IL 60411

Dated this 10 day of Sept, 2013

x Abel T Garcia
ABEL T. GARCIA

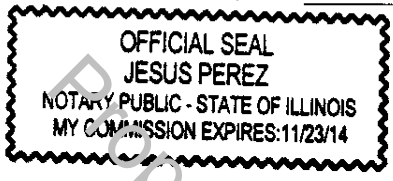
EXEMPTION APPROVED
Jan Dulea med
CITY CLERK
CITY OF CHICAGO HEIGHTS
9-17-13

UNOFFICIAL COPY

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT ABEL T. GARCIA, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as 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 official seal, this 10 day of Sept, 20 13.



[Signature] (Notary Public)

Prepared by:
JESUS PEREZ
Jesus Perez and Associates
4111 S. RICHMOND
CHICAGO, IL 60632

Mail to:
Abel T. Garcia
670 West 15th Place
Chicago Heights, IL 60411

Name and Address of Taxpayer:
Abel T. Garcia
670 West 15th Place
Chicago Heights, IL 60411

Exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45
sub par. 2 and Cook County Ord. 93-0-27 par. 4
Date 9-17-2013 Sign. [Signature]

UNOFFICIAL COPY



First American Title Insurance Company

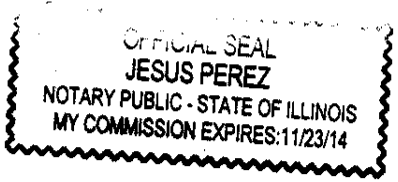
STATEMENT BY GRANTOR AND GRANTEE

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.

Date: 9/10/13

Signature: Abel T Garcia
Grantor or Agent

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID Abel T. Garcia
THIS 10 DAY OF Sept,
20 13



NOTARY PUBLIC [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 title to real estate under the laws of the State of Illinois.

Date: 9/10/13

Signature: Graciela Tenorio
Grantee or Agent

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID Graciela Tenorio
THIS 10 DAY OF Sept,
20 13



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 a Class A misdemeanor for subsequent offenses.

[Attached to deed or ABI to be recorded in _____, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Act.]

