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Doc#: 1435315007 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 12/19/2014 08:56 AM Pg: 1 of 4

QUITCLAIM DEED

140611811/ATC

GRANTOR, PAUL G. BROWN, a single person, and BRADLEY TYSON, a single person (herein, "Grantor"), whose address is 1037 Hayes Avenue, Oak Park, IL 60302, for and in consideration of Ten and No/100 Dollars (\$10.00), and for other good and valuable consideration, CONVEYS AND QUITCLAIMS to **GRANTEE**, BRADLEY G. TYSON, a single person (herein, "Grantee"), whose address is 1037 Hayes Avenue, Oak Park, IL 60302, all of Grantor's interest in and to the following described real estate located in Cook County, Illinois:

SEE EXHIBIT A ATTACHED HERETO.

Property Address: 1037 Hayes Ave, Oak Park, IL 60302

Permanent Index Number: 16-05-117-025-0000

Subject to general taxes for the year of this deed and all subsequent years; building lines, easements, covenants, conditions, restrictions, and other matters appearing of record, if any. And said Grantor hereby releases and waives all marital property rights and all rights under and by virtue of the Homestead Exemption Law of the State of Illinois.

To have and to hold said premises forever.

Dated this 4th day of December, 2014.

EXEMPTION APPROVED
[Signature]
CRAIG M. LESNER, CLERK
VILLAGE OF OAK PARK

Mail to:
Ravenswood Title Company LLC
319 W. Ontario Street
Suite 2N-A
Chicago, IL 60654

When recorded return to:
BRADLEY G. TYSON
1037 HAYES AVE.
OAK PARK, IL 60302

Send subsequent tax bills to:
BRADLEY G. TYSON
1037 HAYES AVE.
OAK PARK, IL 60302

This instrument prepared by:
STEVEN A. WILLIAMS, ESQ.
213 BRENTSHIRE DRIVE
BRANDON, FL 33511

S [Signature]
P 466
S N
M [Signature]
SC yes
E yes
INT [Signature]

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GRANTOR

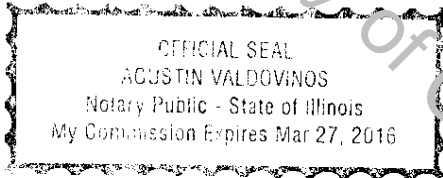
Paul G. Brown
Paul G. Brown

STATE OF Illinois
COUNTY OF Cook

This instrument was acknowledged before me on December 4, 2014, by Paul G. Brown.

[Affix Notary Seal]

Notary Signature: *[Signature]*



Printed name: Agustin Valdovinos
My commission expires: 3/27/2016

GRANTOR

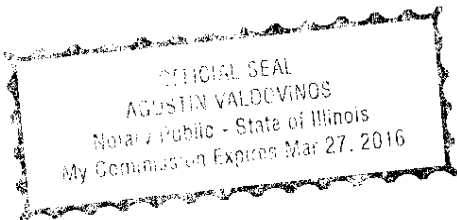
Bradley Tyson
Bradley Tyson

STATE OF Illinois
COUNTY OF Cook

This instrument was acknowledged before me on December 4, 2014 by Bradley Tyson.

[Affix Notary Seal]

Notary Signature: *[Signature]*



Printed name: Agustin Valdovinos
My commission expires: 3-27-16

EXEMPTION

[Signature]
CRAIG M. LESNER, CPO
VILLAGE OF OAK PARK

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EXHIBIT A

[Legal Description]

LOT 46 IN BON AIR, BEING A SUBDIVISION OF THE NORTHWEST 1/4 OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

This property constitutes the homestead real property of grantor.

The preparer of this document has been engaged solely for the purpose of preparing this instrument, has prepared the instrument only from the information given and has not been requested to provide, nor has the preparer provided, a title search, an examination of the legal description, an opinion on title or advice on the tax, legal or non-legal consequences that may arise as a result of the conveyance. Further such preparer has not verified the accuracy of the amount of consideration stated to have been paid or upon which any tax may have been calculated nor has the preparer verified the legal existence or authority of any person who may have executed the document. Preparer shall not be liable for any consequences arising from modifications to this document not made or approved by preparer.

EXEMPTION APPROVED

Craig M. Lesner
CRAIG M. LESNER, CFO
VILLAGE OF OAK PARK

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STATEMENT BY GRANTOR AND GRANTEE

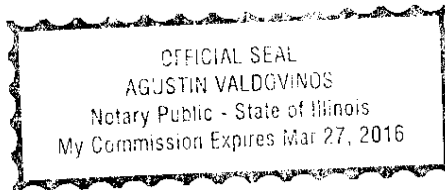
THE GRANTOR OR HIS AGENT AFFIRMS THAT, TO THE BEST OF HIS KNOWLEDGE, THE NAME OF THE GRANTEE SHOWN ON THE DEED OR ASSIGNMENT OF BENEFICIAL INTEREST IN A LAND TRUST IS EITHER A NATURAL PERSON, AN ILLINOIS CORPORATION OR FOREIGN CORPORATION AUTHORIZED TO DO BUSINESS OR ACQUIRE AND HOLD TITLE TO REAL ESTATE 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 ILLINOIS.

Dated 12-4-15

SIGNATURE [Signature]
Grantor or Agent

Subscribed and sworn to before me by the said Paul G. Brown / Bradley G. Tyson this 4th (th) day of December, 2015

Notary Public [Signature]



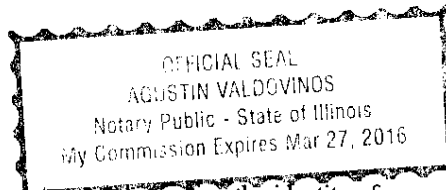
THE GRANTEE OR HIS AGENT AFFIRMS AND VERIFIES THAT THE NAME OF THE GRANTEES SHOWN ON THE DEED OR ASSIGNMENT OF BENEFICIAL INTEREST IN A LAND TRUST IS EITHER A NATURAL PERSON, AN ILLINOIS CORPORATION OR FOREIGN CORPORATION AUTHORIZED TO DO BUSINESS OR ACQUIRE AND HOLD TITLE TO REAL ESTATE IN ILLINOIS, 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: 12-4-15

SIGNATURE [Signature]
Grantee or Agent

Subscribed and sworn to before me by the said Bradley G. Tyson this 4 (th) day of December, 2015

Notary Public [Signature]



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

EXEMPTION APPROVED

[Signature]
CRAIG M. LESNER, CFO
VILLAGE OF OAK PARK