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This document prepared by:

Laura A Regalado
16106 S Lorel Avenue
Oak Forest, IL 60452
Phone: 708-717-1582

Return this document and future
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Laura A Regalado
16106 S Lorel Avenue
Oak Forest, IL 60452



Doc#: 1505457112 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 02/23/2015 12:09 PM Pg: 1 of 4

QUITCLAIM DEED

THIS QUITCLAIM DEED, Executed this 23rd day of February , 2015 , by the Grantor(s),

~~ARMANDINA BOWDOIN~~
Laura A Regalado, a ~~widow~~ ^{LR}
16106 S Lorel Avenue
Oak Forest, IL 60452-3837

to the Grantee(s),

Laura A Regalado, Fernando Regalado Jr and Michelle N Lee, ~~Mother, Son and Daughter~~ ^{LR}
as Joint Tenants with Rights of Survivorship. Laura & Fernando reside at 16106 S Lorel Avenue in Oak
Forest, IL 60452-3837. Michelle resides at 32436 S Egyptian Trail in Peotone, IL 60468.

WITNESSETH, That the said Grantor, for \$10.00

Ten Dollars

The receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the said
Grantee forever, all the right, title, interest and claim which the said Grantor has in and to the following
described parcel of land, and improvements and appurtenances thereto in the County of Cook,
State of Illinois, legally described as:

Unit 8-2 in Shibui South Condominium, as Delineated on a Survey to Declaration of Condominium
Ownership and of Easements, Restrictions, Covenants and By-Laws for Shibui South Condominium, made
by American National Bank and Trust Company of Chicago, as Trustee Under Trust Agreement Dated
January 1, 1984, and known as Trust No. 61991, Recorded March 5, 1993, as Document 93168945 as
Amended from time to time, in the West 3/4 of the West 1/2 of the Southeast 1/4 of the Southeast 1/4 of
Section 17, Township 36 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois,
Together with its Undivided Percentage interest in the Common Elements, as amended from time to time.

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AFFIDAVIT - PLAT ACT

STATE OF ILLINOIS

} ss.

COUNTY OF COOK

Laura A Regalado, being duly sworn on oath, states that she resides at

16106 S Lorel Avenue, Oak Forest, IL 60452. That the attached deed is not in violation of 765 ILCS 205/1 for one of the following reasons:

1. The sale or exchange is of an entire tract of land not being a part of a larger tract of land.
2. The division or subdivision of the land is into parcels or tracts of five acres or more of size which does not involve any new streets or easements of access.
3. The division is of lots or blocks of less than one acre in any recorded subdivision which does not involve any new streets or easements of access.
4. The sale or exchange of parcels of land is between owners of adjoining and contiguous land.
5. The conveyance is of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easement of access.
6. The conveyance is of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
7. The conveyance is of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
8. The conveyance is made to correct descriptions in prior conveyances.
9. The sale or exchange is of parcels or tracts of land following the division into no more than two parts of a particular parcel or tract of land existing on July 17, 1959, and not involving any new streets or easements of access.
10. The sale is of a single lot of less than five acres from a larger tract, the dimensions and configurations of said larger tract having been determined by the dimensions and configurations of said larger tract on October 1, 1973, and no sale prior to this sale, or any lot or lots from said larger tract having taken place since October 1, 1973, and a survey of said single lot having been made by a registered land surveyor.

THE APPLICABLE STATEMENT OR STATEMENTS ABOVE ARE CIRCLED.

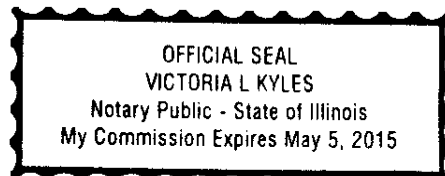
Affiant further states that she makes this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording, and that all local requirements applicable to the subdivision of land are met by the attached deed and the tract described therein.

Laura A Regalado

SUBSCRIBED AND SWORN to before me

This 23 day of February, 2015.

Victoria L. Kyles
Notary Public



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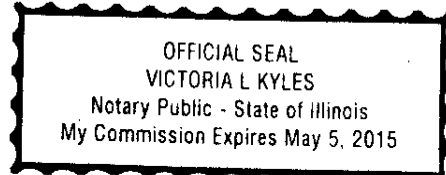
STATEMENT BY GRANTOR AND GRANTEE

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 February 23, 2015

Signature: *Laura A Regalado*
Grantor or Agent

Subscribed and sworn to before me
By the said LAURA A. REGALADO
This 23, day of FEBRUARY, 2015
Notary Public *Victoria L. Kyle*



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 February 23, 2015

Signature: *Laura A Regalado*
Grantee or Agent

Subscribed and sworn to before me
By the said LAURA A REGALADO
This 23, day of FEBRUARY, 2015
Notary Public *Victoria L Kyle*



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.)

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Commonly known as: 15723 S Peggy Lane #2, Oak Forest, IL 60452-5104

Parcel Identification: 28-17-416-009-1086-031

IN WITNESS WHEREOF, The said Grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in presence of:

Signature: *Laura A Regalado*
Print Name: Laura A Regalado
Capacity: Grantor

Signature: _____
Print Name: _____
Capacity: _____

Signature: _____
Print Name: _____
Capacity: _____

Signature: _____
Print Name: _____
Capacity: _____

STATE OF Illinois)

(SS)

COUNTY OF Cook)

I, the undersigned, a notary public, certify that LAURA A. REGALADO

personally known to me to be the same person whose name(s) is or are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged to me that he/she/they signed and delivered the instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand this 23 day of FEBRUARY, 20 15.

Victoria L. Kyles
Signature of Notarial Officer

VICTORIA L. KYLES
Print Name

153 418 414
Serial number, if any

MAY 5, 2015
My appointment expires

