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First American Title Insurance Company

**QUIT CLAIM DEED
ILLINOIS STATUTORY
Individual**



Doc#: 1512813078 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 05/08/2015 01:59 PM Pg: 1 of 4

THE GRANTOR(S) Joaquin Serna married to Roxana Serna, of the City of Chicago, County of Cook, State of IL, Andrea Cebrero married to Noe Garcia, of the City of Chicago, County of Cook, State of Illinois, and Hector Guzman married to Aide Radilla, of the City of Chicago, 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 Joaquin Serna, of the City of Chicago, County of Cook, State of IL, all interest in the following described Real Estate situated in the County of Cook in the State of IL, to wit:

See Exhibit "A" attached hereto and made a part hereof

SUBJECT TO: Covenants, conditions and restrictions of record, Private, public and utility easements and roads and highways, General taxes for the year 2014 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s) "", Building lines and easements, if any, as long as they do not interfere with the current use and enjoyment of the property

This property is not Homestead as to the spouses of the Grantors.

Permanent Real Estate Index Number(s): 13-25-228-013-0000

Address(es) of Real Estate: 2825 North Maplewood Avenue, Chicago, IL 60618

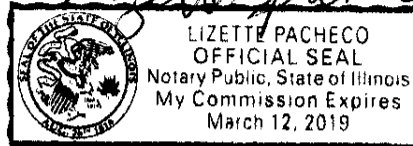
Dated this 22 day of April, 20 15.

Joaquin Serna
Joaquin Serna

Andrea Cebrero
Andrea Cebrero

HECTOR GUZMAN
Hector Guzman

Lizette Pacheco



April - 22 - 2015

CCRD REVIEWED [Signature]

City of Chicago
Dept. of Finance
686518



Real Estate
Transfer
Stamp

\$0.00

Quit Claim Deed - Individual

4/27/2015 11:20

dr00764

Batch 9,761,914

FASTDoc 09/2005

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STATE OF ILLINOIS, COUNTY OF ILL ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Joaquin Serna, Andrea Cebrero, and Hector Guzman, 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 22 day of April, 20 15.



Lizette pacheco (Notary Public)

Prepared by:
Joaquin Serna
2825 N. Maplewood Ave.
Chicago, IL 60618

Mail to:
Joaquin Serna
2825 N. Maplewood Ave.
Chicago, IL 60618

Name and Address of Taxpayer:
Joaquin Serna
2825 N. Maplewood Ave.
Chicago, IL 60618

EXEMPT UNDER PROVISIONS OF PARAGRAPH E SECTION 31-45,

REAL ESTATE TRANSFER TAX LAW

DATE: 2, 4/22/15

Joaquin Serna
Signature of Buyer, Seller or Representative

LEGAL DESCRIPTION

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LOT 34 IN BLOCK 3 IN CARTER'S ADDITION TO MAPLEWOOD IN THE
SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 40
NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK
COUNTY, ILLINOIS.

FOR INFORMATION ONLY: 13-25-228-013
2825 NORTH MAPLEWOOD AVENUE, CHICAGO IL 60618
THE PROPERTY ADDRESS AND ZIP CODE ARE PROVIDED FOR CONVENIENCE
ONLY AND IS NOT INSURED HEREBY.

Property of Cook County Clerk's Office

ALTA Commitment Schedule A-1

(JOL-606376W.PFD/JOL-606376W/7)

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STATEMENT BY GRANTOR AND GRANTEE

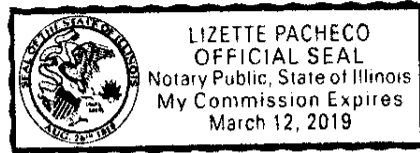
The **grantor** or his agent affirms that, to the best of his knowledge, the name of the **grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to 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 4/22/15, 2015

Signature: Andrea Cebreno
Grantor or Agent

Subscribed and sworn to before me

By the said _____
This 22, day of April, 2015
Notary Public Lizette Pacheco



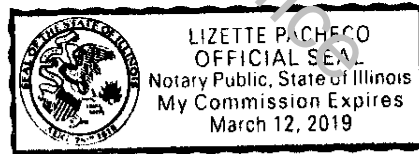
The **grantee** or his agent affirms and verifies that the name of the **grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 4/22, 2015

Signature: Joaquin Garcia
Grantee or Agent

Subscribed and sworn to before me

By the said _____
This 22, day of April, 2015
Notary Public Lizette Pacheco



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.)