

# UNOFFICIAL COPY

**After Recording Return to:**  
Title Source, Inc.  
662 Woodward Avenue  
Detroit, MI 48226

**Instrument Prepared by:**  
Kevin T. Kavanaugh, Esq.  
3331 W. Big Beaver, Ste. 109  
Troy, MI 48084  
Licensed in IL, Bar ID No.  
6280331

**Order Number:**  
61030525

**Mail Tax Statements To:**  
Roberto Madrigal and  
Luis A. Madrigal  
1822 South Allport Street  
Chicago, IL 60608

**Tax Parcel ID#**  
17-20-315-025-0000



**Doc#: 1536216006 Fee: \$44.00**  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Affidavit Fee: \$2.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 12/28/2015 10:25 AM Pg: 1 of 4

## QUITCLAIM DEED

61030525-3239185

Tax Exempt under provision of Paragraph E, Section 31-45 Property Tax Code, having a consideration less than \$100.00.

By: Roberto Madrigal, date 11/25/15  
**ROBERTO MADRIGAL**

Dated this 25 day of NOVEMBER, 2015. WITNESSETH, that, **ROBERTO MADRIGAL**, an unmarried man, of the County of Cook, State of Illinois, hereinafter referred to as "GRANTOR," whether one or more, for and in consideration of the sum of TEN (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, the receipt of which is hereby acknowledged, does hereby CONVEY and QUITCLAIM unto **ROBERTO MADRIGAL**, an unmarried man, and **LUIS A. MADRIGAL**, an unmarried man, not as tenants in common, but as joint tenants with right of survivorship, residing at 1822 South Allport Street, Chicago, IL 60608, hereinafter referred to as "GRANTEE," whether one or more, all the rights and title interest in the following described real estate, being situated in Cook County, Illinois, commonly known as 1822 South Allport Street, Chicago, IL 60608, and legally described as follows, to wit:

The following described property:

**SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF**

Assessor's Parcel No: 17-20-315-025-0000

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

City of Chicago  
Dept. of Finance  
**699216**



Real Estate  
Transfer  
Stamp  
\$0.00

12/28/2015 10:09  
3049

Record 15 8016 5770  
When Recorded Return to:  
**Indecomm Global Services**  
As Recording Agent Only  
1260 Energy Lane  
St. Paul, MN 55108

Batch 11,003,973

*Om*

# UNOFFICIAL COPY

In all references herein to any parties, persons, entities or corporations, the use of any particular gender or the plural or singular number is intended to include the appropriate gender or number as the text of the within instrument may require.

IN TESTIMONY WHEREOF, WITNESS the signature of the GRANTOR on the date first written above.

GRANTOR:

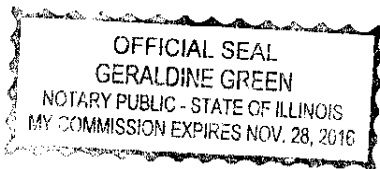
By: *Roberto Madrigal*  
ROBERTO MADRIGAL

STATE OF ILLINOIS )  
COUNTY OF COOK ) ss.

I, Geraldine Green, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY that **ROBERTO MADRIGAL**, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 official seal this 25<sup>th</sup> day of November, 2015.

*Geraldine Green*  
Notary Public Geraldine Green  
My commission expires: 11/28/2016



# UNOFFICIAL COPY

## STATEMENT BY GRANTOR AND GRANTEE

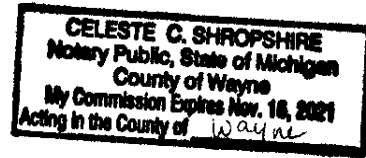
The GRANTOR or his agent affirms that, to the best of his knowledge, the name of the GRANTEE shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 December 16, 2015. Signature: [Signature]  
Grantor or Agent Dee Taliaferro

Signature: \_\_\_\_\_  
Grantor or Agent

Subscribed and sworn to before me by the said, Dee Taliaferro, this 16 day of December, 2015.

Notary Public: [Signature]  
Celeste C. Shropshire



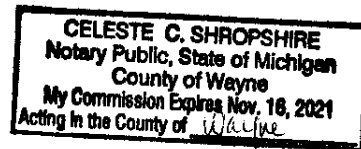
The GRANTEE or his agent affirms that, to the best of his knowledge, the name of the GRANTEE shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 December 16, 2015. Signature: [Signature]  
Grantee or Agent Dee Taliaferro

Signature: [Signature]  
Grantee or Agent Dee Taliaferro

Subscribed and sworn to before me by the said, Dee Taliaferro, this 16 day of December, 2015.

Notary Public: [Signature]  
Celeste C. Shropshire



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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

# UNOFFICIAL COPY

## EXHIBIT A - LEGAL DESCRIPTION

Tax Id Number(s): 17-20-315-025-0000

Land Situated in the County of Cook in the State of IL

LOT 58 IN WHITE'S SUBDIVISION OF BLOCK 8 IN JOHNSTON'S AND LEE'S SUBDIVISION OF THE  
SOUTHWEST 1/4 OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL  
MERIDIAN IN COOK COUNTY, ILLINOIS

THE PROPERTY ADDRESS AND TAX PARCEL IDENTIFICATION NUMBER LISTED ARE PROVIDED SOLELY  
FOR INFORMATIONAL PURPOSES.

Commonly known as: 1822 S Allport St, Chicago, IL 60608-3206



\*U05633470\*

1371 12/10/2015 80165770/1