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Doc#: 1606244029 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 03/02/2016 02:49 PM Pg: 1 of 4

AFTER RECORDING RETURN TO:
BCHH, INC.
1000 CLIFF MINE ROAD, SUITE 500
PITTSBURGH, PA 15275
File No. 14015163

Name & Address of Taxpayer:
JOSEPH F. KUDRA, JR. AND BETZAIDA DIAZ-KUDRA
20601 TRAVERS AVENUE
CHICAGO HEIGHTS, IL 60411

Tax ID No.: 32-18-303-009-0000

QUIT CLAIM DEED

THIS DEED made and entered into on this 18 day of Dec, 2014, by and between **JOSEPH F. KUDRA, JR., A/K/A JOSEPH F. KUDRA AND BETZAIDA DIAZ-KUDRA, HUSBAND AND WIFE, NOT AS JOINT TENANTS OR TENANTS IN COMMON, BUT AS TENANTS BY THE ENTIRETY**, a mailing address of 20601 TRAVERS AVENUE, CHICAGO HEIGHTS, IL 60411, hereinafter referred to as Grantor(s) and **JOSEPH F. KUDRA, JR. AND BETZAIDA DIAZ-KUDRA, HUSBAND AND WIFE, NOT AS JOINT TENANTS OR TENANTS IN COMMON, BUT AS TENANTS BY THE ENTIRETY**, a mailing address of 20601 TRAVERS AVENUE, CHICAGO HEIGHTS, IL 60411, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s), for and in consideration of the sum of ONE and NO/100 (\$1.00) DOLLAR, cash in hand paid, the receipt of which is hereby acknowledged, have this day remise, release, quitclaim and convey to the said Grantee(s) the following described real estate located in COOK County, ILLINOIS:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.

Also known as: 20601 TRAVERS AVENUE, CHICAGO HEIGHTS, IL 60411

SUBJECT TO EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS, RESERVATIONS, AND LIMITATIONS OF RECORD, IF ANY.

Prior instrument reference: DOCUMENT NUMBER 0602502141, Recorded: 01/25/2006

EXEMPTION APPROVED

Jan Dulea
CITY CLERK
CITY OF CHICAGO HEIGHTS

3-1-16 e

REAL ESTATE TRANSFER TAX

02-Mar-2016



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

32-18-303-009-0000 | 20160301675148 | 0-768-662-080

RP

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TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee(s) and unto the heirs, administrators, successors or assigns of the Grantee(s) forever in FEE SIMPLE.

And that said conveyance does not render the Grantor(s) insolvent nor is it for the purpose of defrauding any of the creditors of the Grantor(s).

AFFIX TRANSFER TAX STAMP
OR
"Exempt under provisions of Paragraph e"
Section 31-45; Real Estate Transfer Tax Act

12/18/15
Date

Deather Hughes
Signature of Buyer, Seller or Representative

Tax ID No.: 32-18-303-009-0000

IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed this deed, the day and year above written.

Joseph F. Kudra, Jr. Joseph F. Kudra
JOSEPH F. KUDRA, JR., A/K/A JOSEPH F. KUDRA

Betzaida Diaz Kudra
BETZAIDA DIAZ-KUDRA

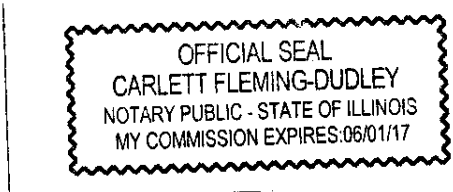
STATE OF IL
COUNTY OF COOK

I, the undersigned, a Notary Public in and of said County, in the State aforesaid, DO HEREBY CERTIFY THAT JOSEPH F. KUDRA, JR., A/K/A JOSEPH F. KUDRA AND BETZAIDA DIAZ-KUDRA are personally known to me to be the same persons whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered said instrument as his/her/their free and voluntary act, for the purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this 18 day of December, 2015

Carlett Fleming-Dudley
Notary Public
My commission expires: 6-1-17

Name and Address of Preparer
Howard W. Anderson, III, ESQ
Clemson, SC 29633
(866) 333-3081



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EXHIBIT A
LEGAL DESCRIPTION

LOT 78 IN ROBERT BARTLETT'S OLYMPIA GARDENS, BEING A SUBDIVISION OF THE SOUTH WEST QUARTER OF THE SOUTH WEST QUARTER AND OF THE SOUTH WEST HALF OF THE SOUTH EAST QUARTER OF THE SOUTH WEST QUARTER OF SECTION 18, TOWNSHIP 35 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL ID NO: 32-18-303-009-0000

PROPERTY COMMONLY KNOWN AS: 20601 TRAVERS AVENUE, CHICAGO HEIGHTS, IL 60411

Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

The Grantor or her/his agent affirms that, to the best of her/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 12/18, 2014

Signature: Joseph F. Kudra, Jr. Joseph Z. / Betzaida Diaz Kudra
Grantor, or Agent

Subscribed and sworn to before me

By the said Joseph F. Kudra, Jr. AKA Joseph F. Kudra
This 18 day of December, 2014



Carlett Fleming-Dudley
Notary Public
My commission expires: 6-1-17

The Grantee or her/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.

Dated 12/18, 2014

Signature: Joseph F. Kudra, Jr. Betzaida Diaz Kudra
Grantee, or Agent

Subscribed and sworn to before me

By the said Joseph F. Kudra, Jr. Betzaida Diaz Kudra
This 18 day of December, 2014



Carlett Fleming-Dudley
Notary Public
My commission expires: 6-1-17

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.)