

# UNOFFICIAL COPY

## QUITCLAIM DEED



Doc#: 1606456027 Fee: \$44.00  
RHSP Fee:\$9.00 RPRF Fee: \$1.00  
Affidavit Fee: \$2.00  
Karen A.Yarbrough  
Cook County Recorder of Deeds  
Date: 03/04/2016 01:37 PM Pg: 1 of 4

Mail to:

*Accurate Group LLC DBA  
Accurate Group of IL LLC  
9013 Perimeter Woods South  
Charlotte NC 28216*

This space for recording information only

Name and Address of Tax

Payer:

JOLANTA KRUPA  
KLAUDIA KOTORI  
9855 Garden Court  
Schiller Park, IL 60176

Exempt under provisions of Paragraph E of 35 IL CS  
20 1/31-45, Real Estate Transfer Act.

Date

Buyer, Seller or Representative

**THE GRANTOR:** JOLANTA KRUPA, a single woman, residing at 9855 Garden Court, Schiller Park, IL 60176, 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 to **CRANTEES,** JOLANTA KRUPA, an unmarried woman, and KLAUDIA KOTORI, a married woman, residing at 9855 Garden Court, Schiller Park, IL 60176 all the right, title interest in the following described real estate, being situated in Cook County, Illinois, commonly known as: **9855 Garden Court, Schiller Park, IL 60176** and legally described as follows, to wit:

**THE WEST 25 FEET OF LOT 29 IN EDENS GARDENS BEING A SUBDIVISION IN THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 21, TOWNSHIP 40 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

**SUBJECT TO ALL MATTERS OF RECORD.**

**BEING THE SAME PROPERTY CONVEYED TO JOLANTA KRUPA, A SINGLE WOMAN, FROM TERESITA L. CRUZ, AN UNMARRIED WOMAN, AND KAREN CALICDAN, AN UNMARRIED WOMAN, BY WARRANTY DEED RECORDED 05/04/2010 AS DOCUMENT NO. 1012411035 IN THE OFFICIAL RECORDS OF COOK COUNTY, ILLINOIS.**

Property Tax ID 12-21-218-068-0000

*The legal description was obtained from a previously recorded instrument.*

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

TO HAVE AND TO HOLD the above granted premises unto the party of the second part, Grantees herein as joint tenants with the right of survivorship **OR** tenants in common **[MUST CIRCLE ONE]**.

DATED THIS 3<sup>rd</sup> DAY OF March, 2016.

GRANTOR:

Jolanta Krupa  
JOLANTA KRUPA

STATE OF ILLINOIS )  
COUNTY OF Cook )

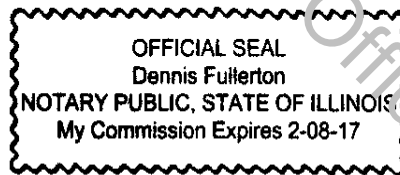
I, the undersigned, a Notary Public in and for said County and State aforesaid, DOES HEREBY CERTIFY that JOLANTA KRUPA, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her 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 and official seal this 3<sup>rd</sup> day of March, 2016.

Dennis Fullerton  
NOTARY PUBLIC

MY COMMISSION EXPIRES:

IMPRESS SEAL HERE



COUNTY - ILLINOIS TRANSFER STAMP

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American Land Title Association  
Page 2 of 7

ALTA Plain Language Commitment Form  
Adopted 6-17-06

## *FIDELITY NATIONAL TITLE INSURANCE COMPANY*

Commitment Number: 2218923

### EXHIBIT A

#### LEGAL DESCRIPTION

9855 GARDEN CT, SCHILLER PARK, IL 60176  
COOK County

The west 25 feet of Lot 29 in Edens Gardens being a subdivision in the Northwest 1/4 of the Northeast 1/4 of section 21, Township 40 North, Range 12 east of the Third Principal Meridian, in Cook County, Illinois

Parcel Number 12-21-218-068-000

Property of Cook County Clerk's Office

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AMERICAN  
LAND TITLE  
ASSOCIATION



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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 March 3, 2016

Signature: *Dennis Fullerton*  
Grantor or Agent

Subscribed and sworn to before me  
By the said Dennis Fullerton  
This 3rd day of March, 2016  
Notary Public *Rachel O'Halloran*

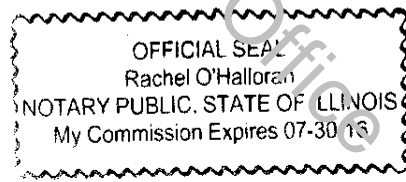


The **grantee** or his agent affirms and verifies that the name of the **grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 March 3, 2016

Signature: *Dennis Fullerton*  
Grantee or Agent

Subscribed and sworn to before me  
By the said Dennis Fullerton  
This 3rd day of March, 2016  
Notary Public *Rachel O'Halloran*



**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.)