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Doc#: 1608222011 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 03/22/2016 08:40 AM Pg: 1 of 3

Cover Page

Title of Document: Quit Claim Deed

Date of Document: March 1, 2016

Grantor: Lynette S. Hirsch

Grantee: Teresa Nelson

Return To: First American Title 27775 Diehl Road, Warrenville, IL 60555

Legal Description:

Lot 19 Block 2 in the 5th Avenue addition to LaGrange, being a subdivision in the North-East 1/4 of Section 9, Township 38 North, Range 12, East of the third principal meridian in Cook County, Illinois.

Commonly Known As: 621 7th Avenue La Grange, IL 60525

Property of Cook County Clerk's Office

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**This instrument was prepared by
(and after recording, return to):**

Dave Walsh
27775 Diehl Road
Warrenville, IL 60555

QUIT CLAIM DEED

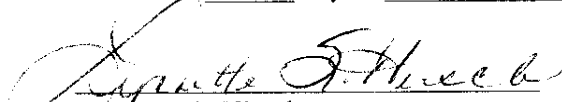
THE GRANTOR, Lynnette S. Hirsch in the County of Cook and the State of Illinois for and in consideration of the sum of One Dollar (\$1.00) and other good and valuable considerations, the receipt of which is hereby acknowledged, CONVEYS and QUIT CLAIMS to, Teresa Nelson, Grantee of 621 7th Avenue La Grange, IL 60525 all interest in the following described real estate situated in Cook County, Illinois, to-wit:

LOT 19 BLOCK 2 IN THE 5TH AVENUE ADDITION TO LA GRANGE, BEING A SUBDIVISION IN THE NORTH-EAST ¼ OF SECTION 9, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number (s): 18-09-206-006-0000
Commonly known as: 621 7th Avenue La Grange, IL 60525

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

Dated this 1st day of March, 2016.


Lynnette S. Hirsch

“Exempt under provisions of Paragraph (e) of the Real Estate Transfer Tax Act (35 ILCS 200/31-45)”

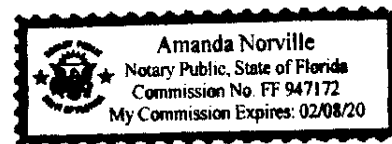
STATE OF Florida)
)ss
COUNTY OF Pineellas)

On March 1st, 2016, before me personally appeared Lynnette S. Hirsch, known to me to be the same person described herein and who executed the foregoing instrument and acknowledged that they executed the same in their authorized capacity, and delivered the said instrument as their free and voluntary act for uses and purposes therein set forth.

Given under my hand and Notarial Seal
this 1st day of March, 2016.


Notary Public

Send Subsequent Tax Bills To:
Teresa Nelson
621 7th Avenue
La Grange, IL 60525



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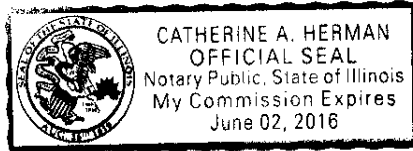
STATEMENT BY GRANTOR AND GRANTEE

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 10, 2016

Signature: *David Walsh*
Grantor or Agent

Subscribed and sworn to before me
By the said Agent for grantee
This 10 day of March, 2016
Notary Public *Catherine A. Herman*

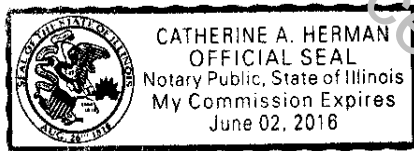


The **grantee** or his agent affirms and verifies that the name of the **grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 10, 2016

Signature: *David Walsh*
Grantee or Agent

Subscribed and sworn to before me
By the said Agent for grantor
This 10 day of March, 2016
Notary Public *Catherine A. Herman*



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.)