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QUITCLAIM DEED

Prepared by Accurate Group



Doc#: 1608550049 Fee: \$46.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 03/25/2016 01:47 PM Pg: 1 of 5

Mail to:

Accurate Group LLC OBA
Accurate Group II LLC
9013 Perimeter Woods
Suite H
Charlotte NC 28216

This space for recording information only

Name and Address of Tax Payer:
William K. Gavilanez
8630 Ferris Avenue
Morton Grove, IL 60053

Exempt under provisions of Paragraph E of 35 IL CS
200/31-45, Real Estate Transfer Act.

Date Buyer, Seller or Representative

THE GRANTORS: WILLIAM K. GAVILANEZ, also known as William Gavilanez married to CECILIA HERRERA, also known as Cecelia Herrera, residing at 8630 Ferris Avenue, Morton Grove, IL 60053 and ANDRES GAVILANEZ, residing at 315 Prospect Ave. Mundelein, IL 60060 as joint tenants and not as tenants in common, 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, do hereby CONVEY and QUITCLAIM to GRANTEE, WILLIAM K. GAVILANEZ, a married man residing at 8630 Ferris Avenue, Morton Grove, IL 60053 all the right, title interest in the following described real estate, being situated in Cook County, Illinois, commonly known as: **8630 Ferris Avenue, Morton Grove, IL 60053**, and legally described as follows, to wit:

PARCEL 1:

UNIT 302 IN 8630 FERRIS AVENUE CONDOMINIUMS, AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

THE SOUTH 67.58 FEET OF THE NORTH 210 FEET AND THE EAST 135.30 FEET (EXCEPT THE NORTH 210 FEET THEREOF) IN AHRENFELD'S ADDITION TO MORTON GROVE, A SUBDIVISION OF LOT 41 OF COUNTY CLERK'S ADDITION TO MORTON GROVE, A SUBDIVISION OF LOT 41 OF COUNTY CLERK'S ADDITION IN THE NORTHWEST 1/4 OF SECTION 20, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL

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MERIDIAN, (EXCEPT THAT PART THEREOF LYING WESTERLY OF A LINE COMMENCING ON THE NORTH LINE OF THE ABOVE DESCRIBED PROPERTY AT A POINT 27.23 FEET EASTERLY OF THE WEST LINE OF THE NORTHWEST 1/4 OF SECTION 20, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN; THENCE SOUTHERLY PARALLEL TO SAID WEST LINE OF THE SAID SECTION 20, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, A DISTANCE OF 67.58 FEET TO A POINT 27.23 FEET EASTERLY OF THE LINE OF THE NORTHWEST 1/4 OF SECTION 20, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN), ALL IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NO. 95412460 TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE 25, AND THE EXCLUSIVE RIGHT TO USE STORAGE LOCKER L-302, AS LIMITED COMMON ELEMENTS, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NO. 95412460 IN COOK COUNTY, ILLINOIS

SUBJECT TO ALL MATTERS OF RECORD.

BEING THE SAME PROPERTY CONVEYED TO WILLIAM GAVILANEZ, MARRIED TO CECELIA HERRERA AND ANDRES GAVILANEZ, MARRIED TO BRIDGETTE GAVILANEZ; AS JOINT TENANTS AND NOT AS TENANTS IN COMMON FROM MARY DISMANG, NOT PERSONALLY BY AS SUCCESSOR TRUSTEE OF THE JUNE MEIER TRUST DATED MAY 13, 2006, BY TRUSTEE'S DEED RECORDED AUGUST 05, 2010, IN DOCUMENT NO. 1021735022, COOK COUNTY, ILLINOIS.

Property Tax ID **10-20-101-020-1012**

The legal description was obtained from a previously recorded instrument.

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 sole owner.

EXEMPT-PURSUANT TO SECTION 1-11-5
VILLAGE OF MORTON GROVE REAL ESTATE TRANSFER STAMP
EXEMPTION NO. 09137 DATE 3-25-16
ADDRESS 8630 Ferris Unit 302
(VOID IF DIFFERENT FROM DEED)
BY BKN

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DATED THIS 18 DAY OF March, 2016.

GRANTORS:

William K. Gavilanez

CECILIA HERRERA

AKA William Gavilanez

AKA CECILIA HERRERA

WILLIAM K. GAVILANEZ,
also known as William Gavilanez

CECILIA HERRERA
also known as Cecelia Herrera

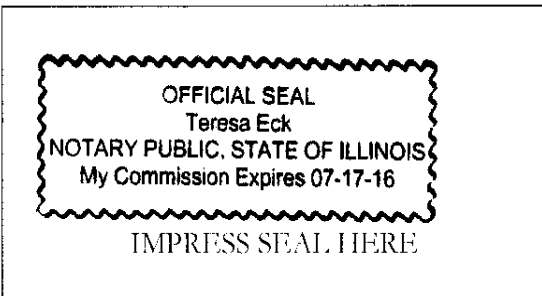
STATE OF ILLINOIS)
COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY that WILLIAM K. GAVILANEZ, also known as William Gavilanez and CECILIA HERRERA, also known as Cecelia Herrera, personally known to me to be the same persons whose names 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 and official seal this 18 day of March, 2016.

Teresa Eck
NOTARY PUBLIC

MY COMMISSION EXPIRES:



Cook COUNTY - ILLINOIS TRANSFER STAMP

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DATED THIS 18th DAY OF March, 2016.

GRANTORS:




ANDRES GAVILANEZ

STATE OF ILLINOIS)
COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY that ANDRES GAVILANEZ 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 and official seal this 18th day of March, 2016.



NOTARY PUBLIC

MY COMMISSION EXPIRES: 07-17-2016




Cook COUNTY - ILLINOIS TRANSFER STAMP

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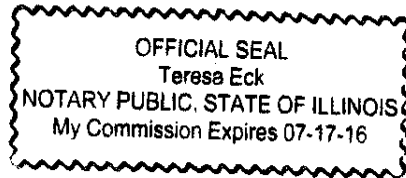
STATEMENT BY GRANTOR AND GRANTEE

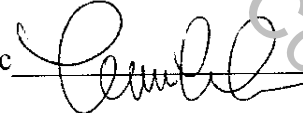
The Grantor or his Agent affirms that, to the best of his knowledge, the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorize to do business or acquire and hold title to real estate 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 03/18/2016, 2016.

Signature: 
Grantor or Agent

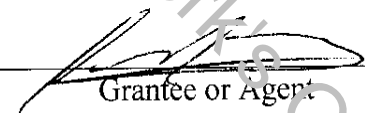
Subscribed and sworn to before me by the said William K. Gavilanez this 18th day of March, 2016



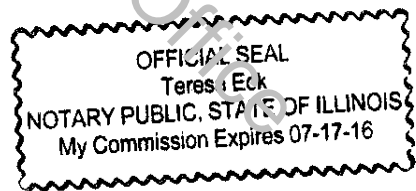
Notary Public 

The Grantee of 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 03/18/16, 2016

Signature: 
Grantee or Agent

Subscribed an sworn to before me by the said Andres Gavilanez this 18th day of March, 2016



Notary Public 

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.

(Attached 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.)