

# UNOFFICIAL COPY

## QUIT CLAIM DEED ILLINOIS STATUTORY



1612519108D

Doc#: 1612519108 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Affidavit Fee: \$2.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 05/04/2016 11:15 AM Pg: 1 of 3

THE GRANTOR, Erika Serna, married, of the Village of Evergreen Park, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and QUIT CLAIMS to Nohemi Serna, married to Juan Garcia, 2956 W. 99th Place, Evergreen Park, Illinois 60805 of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LOTS 44 AND 45 IN THE FRANK DELUGACH BEVERLY HILLCREST, A SUBDIVISION IN THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 12, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY ILLINOIS

**SUBJECT TO:** general taxes for the year 2015 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s) hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

VILLAGE OF EVERGREEN PARK  
EXEMPT. e

Permanent Real Estate Index Number(s): 24-12-301-064-0000

Address of Real Estate: 2956 W. 99th Place, Evergreen Park, Illinois 60805

REAL ESTATE TRANSFER TAX

Dated this 30 day of April, 2016.

*Karen A. Yarbrough*  
Office

*Erika Serna*  
\_\_\_\_\_  
Erika Serna

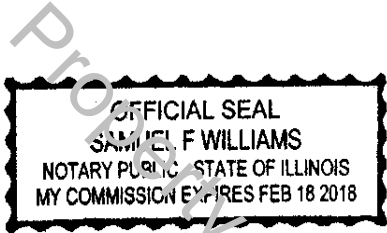
CCRD REVIEWER *[Signature]*

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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Erika Serna, married, personally known to me to be the same person(s) whose name(s) 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 hand and official seal, this 30<sup>TH</sup> day of APRIL, 2016



[Signature] (Notary Public)

**Prepared By:** Thomas G. O'Brien  
 10336 S. Western Ave., Ste. 25  
 Chicago, Illinois 60643

**Mail To:**  
 Nohemi Serna  
 2956 W. 99th Place  
 Evergreen Park, Illinois 60805

**Name & Address of Taxpayer:**  
 Nohemi Serna  
 2956 W. 99th Place  
 Evergreen Park, Illinois 60805

of Cook County Clerk's Office

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## GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE AS REQUIRED BY SECTION 35 ILCS 200/31-47

### GRANTOR SECTION

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 (**ABI**) 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 another 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: 04 | 30 | 2016

SIGNATURE: \_\_\_\_\_  
GRANTOR or AGENT

**GRANTOR NOTARY SECTION:** The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public:

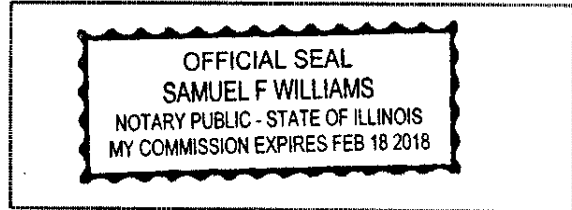
SAMUEL F. WILLIAMS

By the said (Name of Grantor): Erika Seina

On this date of: 04 | 30 | 2016

NOTARY SIGNATURE: [Signature]

**AFFIX NOTARY STAMP BELOW**



### GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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: 4 | 30 | 2016

SIGNATURE: \_\_\_\_\_  
GRANTEE or AGENT

**GRANTEE NOTARY SECTION:** The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public:

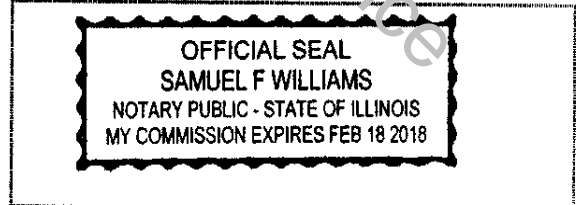
SAMUEL F. WILLIAMS

By the said (Name of Grantee): HOLLENI SEINA

On this date of: 04 | 30 | 2016

NOTARY SIGNATURE: [Signature]

**AFFIX NOTARY STAMP BELOW**



### CRIMINAL LIABILITY NOTICE

Pursuant to Section **55 ILCS 5/3-5020(b)(2)**, 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 Act: (35 ILCS 200/Art. 31)**