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QUIT CLAIM DEED



Doc#: 1624634089 Fee: \$44.00
RHSP Fee:\$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A.Yarbrough
Cook County Recorder of Deeds
Date: 09/02/2016 01:21 PM Pg: 1 of 4

Above Space for Recorder's Use Only

THE GRANTOR(S) DAMASO RAMIREZ divorced and not since remarried

Of the City Chicago, County of Cook State of Illinois, for and in consideration of the sum of TEN AND 00/100 DOLLARS, and other good and valuable considerations in hand paid, CONVEY and QUIT CLAIM to:

NELLY RAMIREZ, 3032 S. TRIPP AVE., CHICAGO, IL

IN FEE SIMPLE ABSOLUTE, the following described Real Estate situated in Cook County Illinois, commonly known as **3032 S. TRIPP AVE., CHICAGO, IL.**

Legal description attached herewith

SUBJECT TO: Tax year 2015 and subsequent years.


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 SAID PREMISES in FEE SIMPLE ABSOLUTE forever.

Permanent Index Number (PIN): **16-27-426-032-0000**

Address (es) of Real Estate: **3032 S. TRIPP AVE., CHICAGO, IL**

Dated this 10th day of February, 2016

Exempt pursuant to 35 ILCS 200/31-45(e)

 (SEAL)
DAMASO RAMIREZ

CCRD REVIEW 

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LEGAL DESCRIPTION

For the premises commonly known as:

3032 South Tripp Avenue,
Chicago, Illinois

16-27-426-032-0000

Legal Description:

Lots 14 in Block 2 in Whitaker and potter's addition to Chicago said addition being a subdivision of block 8 in Reid's subdivision of the west 1/2 of the southeast 1/4 of Section 27, Township 39 North, Range 13, east of the Third Principal Meridian, in cook county, Illinois.

Property of Cook County Clerk's Office

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STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **DAMASO RAMIREZ**, a divorced and not since remarried personally known to me to be the same whose name is subscribed in the foregoing instrument, appeared before me this day in person, and acknowledge 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 hand and official seal, this 10th of February, 2016.



Commission expires: Jun 29, 2019



NOTARY PUBLIC

This instrument was prepared by:

Law Office of Manuel A. Cardenas & Associate
2059 N. Western Avenue
Chicago, IL 60647
Atty. No.: 38106

MAIL TO:



Ms. Nelly Ramirez
3032 S. Tripp Ave.
Chicago, IL 60623

REAL ESTATE TRANSFER TAX		02-Sep-2016
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

16-27-426-032-0000 | 20160801652514 | 0-716-696-384
* Total does not include any applicable penalty or interest due.

SEND SUBSEQUENT TAX BILLS TO:

Ms. Nelly Ramirez
3032 S. Tripp Ave.
Chicago, IL 60623

REAL ESTATE TRANSFER TAX		02-Sep-2016
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

16-27-426-032-0000 | 20160801652514 | 0-734-522-176



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First American

First American Title Insurance Company
27775 Diehl Road
Warrenville, IL 60555

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 2.10.11

Signature *Damaso Ramirez*
Grantor or Agent

Subscribed and sworn to before me by the said DAMASO RAMIREZ affiant
this 10th day of Feb, 2015



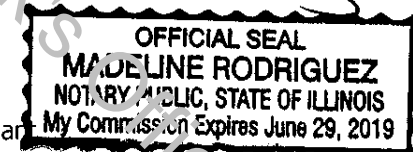
Notary Public *Madeline Rodriguez*

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 and hold title to real estate under the laws of the State of Illinois.

Dated 2.10.11

Signature *Nelly Ramirez*
Grantor or Agent

Subscribed and sworn to before me by the said NELLY RAMIREZ affiant
this 10th day of Feb, 2015



Notary Public *Madeline Rodriguez*

Note: Any person who knowingly submits a false statement concerning the identity of the 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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)