

UNOFFICIAL COPY

Doc#: 1630255343 Fee: \$54.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 10/28/2016 11:05 AM Pg: 1 of 4

Dec ID 20160901658543
ST/CO Stamp 1-937-701-696

QUITCLAIM DEED 1610545 IL

GRANTOR, ANNALIZZA D. CHAN, a remarried woman, joined by her spouse, ALBERT CHAN (herein, "Grantor"), whose address is 8818 Parkside Avenue, Morton Grove, IL 60053, for and in consideration of Ten and No/100 Dollars (\$10.00), and for other good and valuable consideration, CONVEYS AND QUITCLAIMS to GRANTEE, ANNALIZZA D. CHAN and ALBERT CHAN, wife and husband, as tenants by the entireties (herein "Grantee"), whose address is 8818 Parkside Avenue, Morton Grove, IL 60053, all of Grantor's interest in and to the following described real estate located in Cook County, Illinois:

SEE EXHIBIT A ATTACHED HERETO.

Property Address: 8818 Parkside Avenue, Morton Grove, IL 60053

Permanent Index Number: 10-17-430-042-0000

MAIL TO: RAVENSWOOD
TITLE COMPANY, LLC
319 W. ONTARIO ST. #200
CHICAGO, IL 60654

1610545 IL

Subject to general taxes for the year of this deed and all subsequent years; building lines, easements, covenants, conditions, restrictions, and other matters appearing of record, if any. And said Grantor hereby releases and waives all marital property rights and all rights under and by virtue of the Homestead Exemption Law of the State of Illinois.

EXEMPT FROM TRANSFER TAX UNDER 35 ILCS 200/31-45(E) - ACTUAL CONSIDERATION LESS THAN \$100

To have and to hold said premises forever.

Dated this 24th day of June, 2016.

MAIL TO: RAVENSWOOD
TITLE COMPANY, LLC
319 W. ONTARIO ST. #200
CHICAGO, IL 60654

EXEMPT-PURSUANT TO SECTION 1-11-5
VILLAGE OF MORTON GROVE REAL ESTATE TRANSFER STAMP
EXEMPTION NO. 09210 DATE 6-24-16
ADDRESS 8818 Parkside
BY J Sheehan
VOID IF DIFFERENT FROM DEED

When recorded return to:

ANNALIZZA D. CHAN
ALBERT CHAN
8818 PARKSIDE AVENUE
MORTON GROVE, IL 60053

Send subsequent tax bills to:

ANNALIZZA D. CHAN
ALBERT CHAN
8818 PARKSIDE AVENUE
MORTON GROVE, IL 60053

This instrument prepared by:

A. BEATRICE TRAVIS, ESQ.
213 BRENTSHIRE DRIVE
BRANDON, FL 33511

UNOFFICIAL COPY

GRANTOR

[Signature]
Annalizza D. Chan

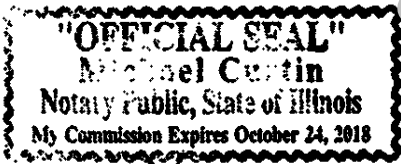
STATE OF IL
COUNTY OF Cook

This instrument was acknowledged before me on 6/24/2016, by Annalizza D. Chan.

[Affix Notary Seal]

Notary Signature: [Signature]
Printed name: Michael Curtin
My commission expires: 10/24/18

GRANTOR



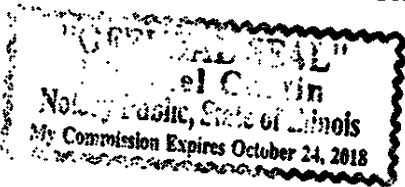
[Signature]
Albert Chan

STATE OF IL
COUNTY OF Cook

This instrument was acknowledged before me on 6/24/2016, by Albert Chan.

[Affix Notary Seal]

Notary Signature: [Signature]
Printed name: Michael Curtin
My commission expires: 10/24/18



EXEMPT FROM REAL ESTATE TRANSFER TAX UNDER THE PROVISIONS OF 35 ILCS 200/31-45(E) - ACTUAL CONSIDERATION LESS THAN \$100

[Signature]
Signature of Buyer/Seller/Representative

6/24/16
Date

UNOFFICIAL COPY

STATEMENT OF GRANTOR/GRANTEE

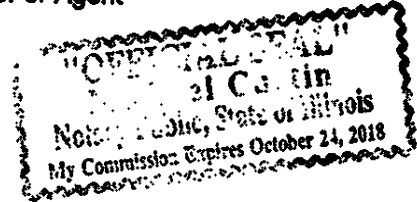
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 June 24th, 2016 Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before

Me by the said _____
this 24th day of June, 2016

Notary Public [Signature]



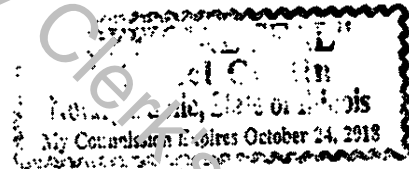
The grantee or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 June 24th, 2016 Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before

Me by the said _____
this 24th day of June, 2016

Notary Public [Signature]



UNOFFICIAL COPY

EXHIBIT A

[Legal Description]

THE SOUTH 10 FEET OF LOT 11, ALL OF LOT 12 AND THE NORTH 9 FEET OF LOT 13 IN BLOCK 12 IN HIELD AND MARTINS DEMPSTER TERMINAL SUBDIVISION OF SECTION 16 AND SECTION 17, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 2, 1924 AS DOCUMENT NUMBER 8446276, IN COOK COUNTY, ILLINOIS.

This property constitutes the homestead real property of grantor.

The preparer of this document has been engaged solely for the purpose of preparing this instrument, has prepared the instrument only from the information given and has not been requested to provide, nor has the preparer provided, a title search, an examination of the legal description, an opinion on title or advice on the tax, legal or non-legal consequences that may arise as a result of the conveyance. Further such preparer has not verified the accuracy of the amount of consideration stated to have been paid or upon which any tax may have been calculated nor has the preparer verified the legal existence or authority of any person who may have executed the document. Preparer shall not be liable for any consequences arising from modifications to this document not made or approved by preparer.