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QUIT CLAIM DEED

Statutory (Illinois)
(General)



Doc# 1701029099 Fee \$42.00

PHSP FEE: \$9.00 RPRF FEE: \$1.00

OFFIDAVIT FEE: \$2.00

SAREN H. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 01/10/2017 01:05 PM PG: 1 OF 3

CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

THE GRANTOR (NAME AND ADDRESS)

Luis Flores (married to Martha Flores)
1441 South Talman
Chicago, Illinois 60608

of the City of Chicago County of Cook, and State of Illinois for the consideration of TEN 00/100 (\$10.00) DOLLARS, and other goods and valuable considerations cash in hand paid, CONVEY(S) and QUIT CLAIM(S) to:

Martha Flores
1441 South Talman
Chicago, Illinois 60608
(NAME AND ADDRESS OF GRANTEE)

all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit: (See reverse side for legal description).

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 forever.

Permanent Real Estate Index Number(s) 16-24-217-002-0000

Address(es) of Real Estate: 1441 South Talman, Chicago, Illinois 60608

DATED this: 18th day of June, 2016

State of Illinois)

Luis Flores (SEAL)

) §§

Luis Flores

County of Cook)



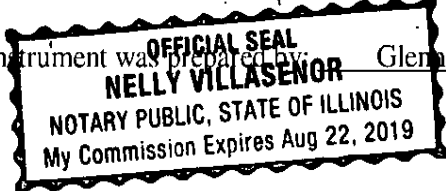
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Luis Flores is personally known to me to be the same person whose name is subscribed to the to the foregoing, instrument appeared before me this day in person, and that he signed, sealed, and delivered the said instrument as his free and voluntary act, for the use and purposes therein set forth, including the release and waiver of right of Homestead.

Given under my hand and official seal, this 18th day of June, 2016

Commission expires 8/22/19

Nelly Villasenor
Notary Public/Employee of the Law firm

This instrument was prepared by Glen Chertkow, 1525 E. 53rd St., 523-524, Chicago, IL 60615
(Name and Address)



SEE REVERSE SIDE →


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Legal Description



of premises commonly known as: 1441 South Talman, Chicago, Illinois 60608

Lot 2 in Carson's Subdivision of Lot 12 in Block 5 of Cook and Anderson's Subdivision of the West 1/2 of the Northeast 1/4 of Section 24, Township 39 North, Range 13, east of the Third Principal Meridian, in Cook County, Illinois.

REAL ESTATE TRANSFER TAX		10-Jan-2017
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

16-24-217-002-0000 | 20161001663649 | 0-889-754-816

* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX		10-Jan-2017
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

16-24-217-002-0000 | 20161001668649 | 1-040-225-472

PIN: 16-24-217-002-0000

MAIL TO:

Luis Flores

(Name)

1441 South Talman

(Address)

Chicago, Illinois 60608

(City, State, Zip)

SEND SUBSEQUENT TAX BILLS TO:

Luis Flores

(Name)

1441 South Talman

(Address)

Chicago, Illinois 60608

(City, State, Zip)

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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: 12 | 14 | 2016

SIGNATURE: Ignacio Amador
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:

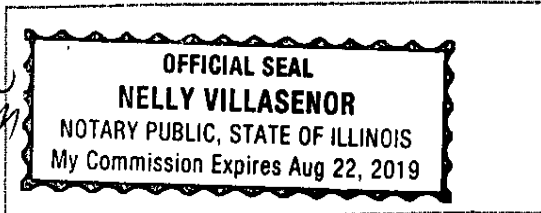
Nelly Villaseñor

By the said (Name of Grantor): Ignacio Amador

AFFIX NOTARY STAMP BELOW

On this date of: 12 | 14 | 2016

NOTARY SIGNATURE: Nelly Villaseñor



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: 12 | 14 | 2016

SIGNATURE: Ignacio Amador
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:

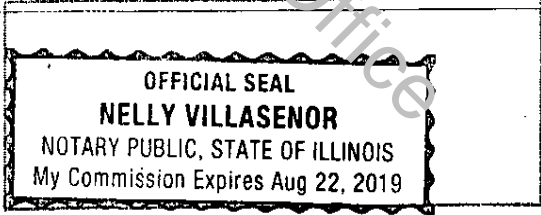
Nelly Villaseñor

By the said (Name of Grantee): Ignacio Amador

AFFIX NOTARY STAMP BELOW

On this date of: 12 | 14 | 2016

NOTARY SIGNATURE: Nelly Villaseñor



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)