

UNOFFICIAL COPY

QUIT CLAIM DEED
Statutory (ILLINOIS)
(Individual to Individual)



17053440540

Doc# 1705344054 Fee \$42.00

RHSP FEE: \$9.00 RPRF FEE: \$1.00

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 02/22/2017 12:50 PM PG: 1 OF 3

(Above Space for Recorder's Use Only)

(A/K/A ANGEL PEREZ) *(A/K/A MARIA F. PEREZ)*

THE GRANTOR(S), ANGEL R. PEREZ & MARIA F. YUQUILIMA DE PEREZ husband and wife of the (City/Village) of CHICAGO, County of COOK and State of Illinois for the consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEY(S) and QUIT CLAIM(S) to: PABLO GEOVANNY PEREZ YUQUILIMA & CARMEN CATALINA UZHCA PEREZ of CHICAGO * husband and wife, of the County of Cook, State of Illinois, as Tenants by the Entirety, and not as Joint Tenants with Right of Survivorship, and not as Tenants in Common, the following property legally described as:

LOT 35 IN BLOCK 2 IN KEENEY'S NORTH AVENUE SUBDIVISION, BEING A SUBDIVISION OF LOTS ~~2~~, 3 AND 4 IN COUNTY CLERK'S DIVISION OF THE SOUTHEAST ¼ OF SECTION 32, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT SUCH PARTS OF PECK'S ADDITION NOT VACATED) IN COOK COUNTY, ILLINOIS.

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**, as Tenants by the Entirety, and not as Joint Tenants with the Right of Survivorship, and not as Tenants in Common, forever.

* 3647 N. MANGO AVE CHICAGO, IL 60639

Permanent Real Estate Index Number: 13-32-415-004-0000

Address of Real Estate: 1647 N MANGO AVE CHICAGO, IL. 60639

Dated this 10 day of FEBRUARY, 2017

PLEASE PRINT OR
TYPE NAME(S) BELOW
SIGNATURE(S)

Angel Perez (SEAL)
ANGEL R. PEREZ

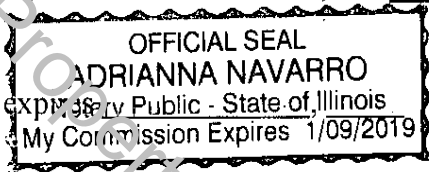
Maria F. Yuquilima (SEAL)
MARIA F. YUQUILIMA DE PEREZ

CCRD REVIEWER *Rivato*

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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, DO HEREBY CERTIFY that **ANGEL R. PEREZ & MARIA F YUQUILIMA DE PEREZ**, husband and wife, personally known to me to be the same person(s) whose name(s) (~~is~~/are) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that (~~he~~/~~she~~/they) signed, sealed and delivered the said instrument as (~~his~~/~~her~~/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 **10** day of **FEBRUARY**, 2017



Adrianna Navarro
NOTARY PUBLIC

REAL ESTATE TRANSFER TAX		22-Feb-2017
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00

REAL ESTATE TRANSFER TAX		22-Feb-2017
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

13-32-415-004-0000 | 20170201615196 | 0-379-417-280

13-32-415-004-0000 | 20170201615196 | 0-920-810-176

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

This transaction is exempt pursuant to paragraph (e) of the Real Estate Transfer Act.

- Angel Perez Date: 02-10-17

This instrument was prepared by: **AMERICAN REALTY OF IL, LLC**
4215 W. FULLERTON AVE
CHICAGO, IL 60639

MAIL TO:

SEND SUBSEQUENT TAX BILLS TO:

- PABLO GEOVANNY PEREZ YUQUILIMA
- CARMEN CATALINA UZHCA PEREZ
- 1647 N MANGO AVE
- CHICAGO, IL. 60639

- PABLO GEOVANNY PEREZ YUQUILIMA
- CARMEN CATALINA UZHCA PEREZ
- 1647 N MANGO AVE
- CHICAGO, IL. 60639

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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 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 FEBRUARY 10, 20 17

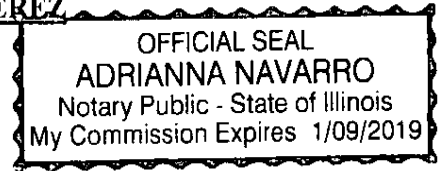
Signature *Angel Perez*
Grantor or Agent

Signature *Maria F Yuquilima*
Grantor or Agent

Subscribed and sworn to before me

By the said ANGEL R. PEREZ & MARIA F YUQUILIMA DE PEREZ

This 10, day of FEBRUARY, 20 17
Notary Public *Adrianna Navarro*



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 title total estate under the laws of the State of Illinois.

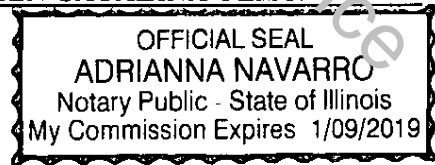
Date FEBRUARY 10, 20 17

Signature: *Pablo Perez*
Grantee or Agent

Signature: *Carmen Uzhca*
Grantee or Agent

By the said PABLO GEOVANNY YUQUILIMA & CARMEN CATALINA UZHCA PEREZ

This 10, day of FEBRUARY, 20 17
Notary Public *Adrianna Navarro*



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