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Doc# 1705957039 Fee \$46.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 02/28/2017 09:49 AM PG: 1 OF 5

RECORDING REQUESTED BY:

Joseph Louis Ryan

INSTRUMENT PREPARED BY:

Kimberly Hood Ryan  
4300 Oakwood Lane  
Matteson, Illinois 60443

(Above reserved for official use only)

RETURN DEED TO:

Joseph Louis Ryan  
4300 Oakwood Lane  
Matteson, Illinois 60443

SEND TAX STATEMENTS TO:

Joseph Louis Ryan  
4300 Oakwood Lane  
Matteson, Illinois 60443

Tax Parcel/APN # 31-22-213-031-0000

QUIT CLAIM DEED FOR ILLINOIS

STATE OF ILLINOIS

DATE: February 25, 2017

COUNTY OF COOK

KNOW ALL MEN BY THESE PRESENTS THAT, for and in consideration of the sum of \$0.00 and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the below-named grantors (hereinafter "**Grantors**") hereby quitclaim to the below-named grantee (hereinafter "**Grantee**") and Grantee's heirs and assigns forever, all of Grantors' right, title, interest, and claim, and subject to all easements, encumbrances, protective covenants, rights-of-way, mineral rights, and other conditions and restrictions, if any, in or to the following described real estate located at 4300 Oakwood Lane, Matteson, Cook County, Illinois 60443 (the "**Property**").

Legal Description: Property Index Number: 31-22-213-031-0000 4300 Oakwood Lane Matteson IL 60443 Single Family 2 story home

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**Grantors**

Grantor: Kimberly Hood Ryan  
Marital Status: Not married  
Address: 4300 Oakwood Lane  
Matteson, Illinois 60443

Grantor: Joseph Louis Ryan  
Marital Status: Not married  
Address: 4300 Oakwood Lane  
Matteson, Illinois 60443

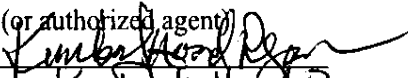
**Grantee**

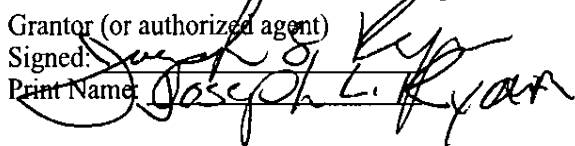
Grantee: Joseph Louis Ryan  
Marital Status: Not married (Divorce)  
Address: 4300 Oakwood Lane  
Matteson, Illinois 60443

Vesting Information / Property Interest: Joseph Louis Ryan receives the property from Grantors in fee simple as the sole owner.

**Signatures**

Grantors signed, sealed, and delivered this Quit Claim Deed to Grantee on February 25, 2017.

Grantor (or authorized agent)  
Signed:   
Print Name: Kimberly Hood Ryan

Grantor (or authorized agent)  
Signed:   
Print Name: Joseph L. Ryan

Property of Cook County Clerk's Office

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**Notary Public**

STATE OF ILLINOIS

COUNTY OF COOK

On this the 25 day of February, 2017, the foregoing QUIT CLAIM DEED, entered into as of February 25, 2017, was sworn to and acknowledged before me by the following person(s), known or proven to me to be the person(s) whose name(s) is/are subscribed to within the instrument:

Kimberly Hood Ryan  
Joseph L. Ryan

(names of signatories).

WITNESS my hand and official seal.

PRINT: Christy Parente

[Affix seal]



SIGN: Christy Parente

My Commission Expires: April 8, 2018

NOTARY PUBLIC

Property of Cook County Clerk's Office

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## EXHIBIT A

**BORROWER(S): JOSEPH L RYAN AND KIMBERLY H RYAN, MARRIED**

**LOAN NUMBER: (scan barcode)**

**LEGAL DESCRIPTION:**

**LOT 313 IN MATTESON HIGHLANDS UNIT NUMBER 2, BEING A SUBDIVISION OF THE NORTHEAST 1/4 OF SECTION 22, TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS (EXCEPT THAT PART OF SAID NORTHEAST 1/4 LYING SOUTH OF THE SOUTHERLY LINE OF OUTLOT B, IN MATTESON HIGHLANDS, UNIT NUMBER 1, AS PER PLAT THEREOF RECORDED ON AUGUST 22, 1963, IN BOOK 647, PAGE 9, AS DOCUMENT NUMBER 18892127).**

**ALSO KNOWN AS: 4300 OAKWOOD LANE , MATTESON, ILLINOIS 60443**

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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: 02 | 25 | 2017

SIGNATURE: Kimberly Hood Ryan  
GRANTOR or AGENT

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

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

Christy Parente

By the said (Name of Grantor): Kimberly Hood Ryan

AFFIX NOTARY STAMP BELOW

On this date of: 2 | 25 | 2017

NOTARY SIGNATURE: Christy Parente



### 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: 02 | 25 | 2017

SIGNATURE: Joseph L Ryan  
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:

Christy Parente

By the said (Name of Grantee): Joseph L Ryan

AFFIX NOTARY STAMP BELOW

On this date of: 2 | 25 | 2017

NOTARY SIGNATURE: Christy Parente



**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)