

# UNOFFICIAL COPY

## Quit Claim Deed

ILLINOIS STATUTORY

**MAIL TO:**

Carolyn Walker Valentine  
5107 N. Kenmore Ave.  
Unit 2S  
Chicago, IL 60640



\*17059340440\*

Doc# 1705934044 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 02/28/2017 11:39 AM PG: 1 OF 3

**NAME & ADDRESS OF TAXPAYER:**

Carolyn Walker Valentine  
5107 N. Kenmore Ave.  
Unit 2S  
Chicago, IL 60640

**THE GRANTOR** Carolyn Walker Valentine f/k/a Carolyn Walker, married

of the City of Chicago, of the County of Cook, of the State of Illinois for and in consideration of Ten (\$10.00) DOLLARS and other good and valuable consideration(s) in hand paid, CONVEYS AND QUIT CLAIMS TO

Christopher Edward Valentine and Carolyn Walker Valentine, husband and wife as Joint Tenants

of the Cook and the State of Illinois, all interest in the following described real estate situation in the County of Cook, in the State of Illinois, to wit:

**(LEGAL DESCRIPTION)**

Units 1312 and C1 in Park Place Tower I, a condominium as delineated on a plat of survey, which plat is attached as Exhibit "E" to the Declaration of Condominium recorded October 31, 2001 in the Office of the Recorder of Deeds of Cook County, Illinois, as document number 0011020878, together with a percentage of the common elements appurtenant to the unit as set forth in said declaration of condominium, in the Northwest Fraction 1/4 of Section 21, Township 40 North, Range 14, East of the Third Principal Meridian, 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 the above granted premises unto the parties of the second part forever, not as joint tenants or tenants by the entirety, but as tenants as common.

Permanent Index Number(s): 14-21-101-054-1182 and 14-21-101-054-1777

Property Address: 655 W. Irving Park Rd., Unit 1312, Chicago, IL 60613

**THIS IS NOT HOMESTEAD PROPERTY**

Dated this 25 day of January, 2017

(Seal)

Carolyn Walker Valentine f/k/a Carolyn Walker

JA

STATE OF ILLINOIS ) **UNOFFICIAL COPY**  
 ) SS.  
COUNTY OF COOK )

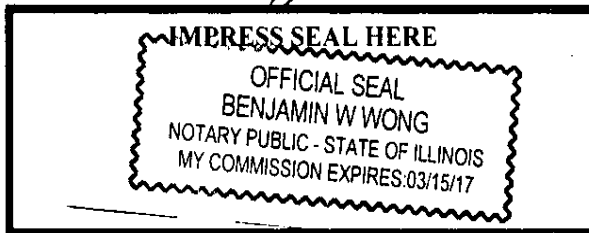
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Carolyn Walker Valentine f/k/a Carolyn Walker, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that signed, sealed and delivered the said instrument as 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 notarial seal this 25<sup>th</sup> day of Jan., 2017

*Benjamin W Wong*

**Notary Public**

My commission expires on \_\_\_\_\_.



If Grantor is also Grantee you may want to strike Release & Waiver of Homestead Rights.

NAME AND ADDRESS OF PREPARER:

Benjamin W. Wong & Associates

2615 N. Sheffield Ave.  
Chicago, IL 60614

EXEMPT UNDER PROVISIONS OF PARAGRAPH E SECTION 4, REAL ESTATE TRANSFER

ACT.

DATE: 1/25/17

Signature of Buyer, Seller or Representative.

This conveyance must contain the name and address of the Grantee for tax billing purposes (55ILCS 5/3-5020) and the name and address of the person preparing the instrument, (55ILCS 5/3-5022)

REAL ESTATE TRANSFER TAX		28-Feb-2017
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00

14-21-101-054-1182 | 20170201617925 | 0-961-114-816

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

REAL ESTATE TRANSFER TAX		28-Feb-2017
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

14-21-101-054-1182 | 20170201617925 | 0-654-209-728

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## STATEMENT BY GRANTOR AND GRANTEE

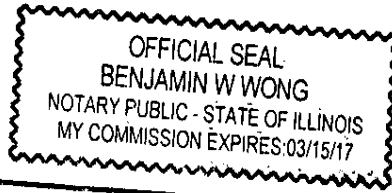
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognize as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 1/25, 2017

Signature: [Signature]  
Grantor or Agent

Subscribed and sworn to before me by the said Grantor this 25<sup>th</sup> day of Feb, 2017

Benjamin W Wong  
Notary Public



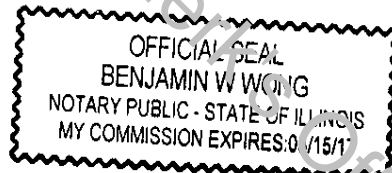
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or a foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 1/25, 2017

Signature: [Signature]  
Grantee or Agent

Subscribed and sworn to before me by the said Grantee this 25<sup>th</sup> day of Feb, 2017

Benjamin W Wong  
Notary Public



NOTE: 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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)