

# UNOFFICIAL COPY



\*1706716077D\*

Doc# 1706716077 Fee \$42.00

2HSP FEE:\$9.00 RPRF FEE: \$1.00

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 03/08/2017 01:03 PM PG: 1 OF 3

## QUIT CLAIM DEED

A022117 Y1

WITNESSETH, that GRANTOR, JULIO A. HERNANDEZ, a unmarried man, in consideration of Ten Dollars (\$10.00), and other good and valuable considerations, the receipt of which is hereby acknowledged does hereby CONVEY(S) and QUIT CLAIMS to GRANTEES BERNABE GARZA and ARACELI GARZA, a married couple of 10112 South 81st Court, Palos Hills, IL 60456, all right title and interest in the following described real estate being situated in Cook County, and State of Illinois and legally described as follows, to wit, not as Tenants in Common, not as Tenants by the Entirety, but as Joint Tenants with Rights of Survivorship:

Permanent Real Estate Index Number: 19-34-215-036-1018

Address of Real Estate: 7944 South Pulaski Road, Unit 3L, Chicago, IL 60652

UNIT 306 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN PLACE PARK CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 25941128, IN THE NORTHEAST QUARTER OF SECTION 34, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**\*\*\* THIS IS NON HOMESTEAD PROPERTY \*\*\***

DATED this 28<sup>th</sup> day of September 2016

JULIO A. HERNANDEZ

S Y  
P 3GG  
S N  
SC Y  
INT AB

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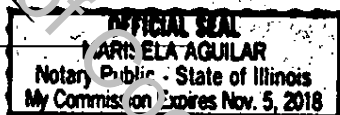
STATE OF ILLINOIS )

COUNTY OF COOK )      ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT, JULIO A. HERNANDEZ, personally known to me to be the same person(s) whose names are subscribed to the foregoing instrument, as having executed the same, 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 Notarial Seal this 28th day of September 2016

*[Handwritten Signature]*  
Notary Public



REAL ESTATE TRANSFER TAX		08-Mar-2017
COUNTY:		0.00
ILLINOIS:		0.00
TOTAL:		0.00
19-34-215-086-1018   20170301620722   1-978-911-424		

This Instrument was prepared by, Future Tax Bills and After recording return document to:

Barrack Green  
7944 S. Polaski Rd UNIT 3E  
Chicago IL 60657

REAL ESTATE TRANSFER TAX		08-Mar-2017
CHICAGO:		0.00
CTA:		0.00
TOTAL:		0.00
19-34-215-086-1018   20170301620722   1-762-749-120		

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

Notary Public's Office

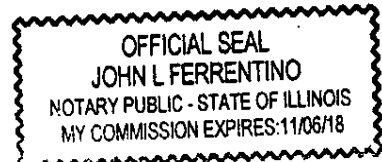
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## STATEMENT BY GRANTOR AND GRANTEE

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.

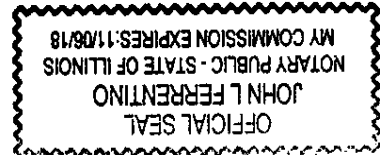
Dated: 9/28/2016

Signature: [Handwritten Signature]  
Grantor or Agent



Subscribed and sworn to before me on 9/28/2016

Notary Public [Handwritten Signature]



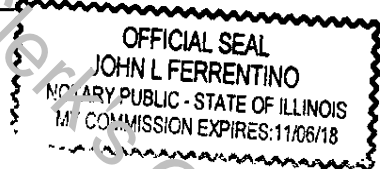
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois a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

Dated: 9/28/2016

Signature: [Handwritten Signature]  
Grantee or Agent

Subscribed and sworn to before me on 9/28/2016

Notary Public [Handwritten Signature]



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.)