

UNOFFICIAL COPY

QUIT CLAIM DEED



1707316042D

THE GRANTOR(S), Hortense Moody, an unmarried woman of 8827 South East End, Chicago, County of Cook, State of Illinois for and in consideration of Ten (\$ 10.00) DOLLARS, and other good and valuable considerations in hand paid CONVEYS and QUIT CLAIMS to

Doc# 1707316042 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 03/14/2017 11:54 AM PG: 1 OF 3

Hortense Moody and Kandice Moody as JOINT TENANTS and not as Tenants in Common of Chicago, Illinois all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

Lot thirty-five (35) in Block three (3) in Grant Locomotive Works Addition to Chicago, a Subdivision of Section 01, Township 39 North, Range 13, 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 said premises forever. **SUBJECT TO:** public and utility easements which do not underlie the existing improvements and road and highways, if any; covenants, conditions and restrictions of record, provided they are not violated by the existing improvements or the present use thereof and provided further that they do not contain a reversion or right of re-entry; zoning and building laws, building lines, use and occupancy restrictions, provided they are not violated by existing improvements or the present use thereof; drainage ditches, feeders and laterals, if any; special assessments for improvements not yet completed; and to General Real Estate Taxes for 2016 and subsequent years.

Estate Tax index number: 25-01-112-009-0000, vol. 279

Commonly known as 8827 South East End, Chicago, Illinois 60617-2306

DATED this 1st day of February, 2017

Hortense Moody
Hortense Moody

FIDELITY NATIONAL TITLE

This instrument was prepared by W. James Brown, Attorney at Law - 134 North La Salle Street, suite 1800, Chicago, Ill. 60602 (1 773 971 4905/ WJB8746@gmail.com)

SEE REVERSE SIDE.

REAL ESTATE TRANSFER TAX 28-Feb-2017



COUNTY: 0.00
ILLINOIS: 0.00
TOTAL: 0.00

25-01-112-009-0000 | 20170201616554 | 1-062-478-528

REAL ESTATE TRANSFER TAX 28-Feb-2017



CHICAGO: 0.00
CTA: 0.00
TOTAL: 0.00*

25-01-112-009-0000 | 20170201616554 | 2-124-862-144

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

CCRD REVIEWER *Rubio*

6

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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 Hortense Moody 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 she signed, sealed and delivered the said instrument as her 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 /st day of February, 2017. J

Bruce Dickman

Notary Public

Commission expires:




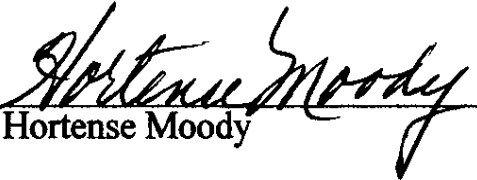
mail to: Hortense Moody 8827 South East End Chicago, Illinois 60617-2806	send subsequent tax bills to Hortense Moody 8827 South East End Chicago, Illinois 60617-2806
recorders office box no:	

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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 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.


Subscribed and Sworn before me this 1st day of FEBRUARY, 2017

(NOTARY PUBLIC)

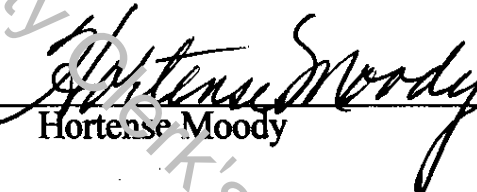
signature: 
grantor: Hortense Moody

Commission expires:



The grantee 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 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.

Subscribed and Sworn before me this 1st day of FEBRUARY, 2017

(NOTARY PUBLIC)

signature: 
grantee: Hortense Moody

Commission expires:



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 ABD to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)