

UNOFFICIAL COPY

QUIT CLAIM DEED

Mail To:

C. Dean Matsas
5153 N. Broadway
Chicago, IL 60640

Send Subsequent Tax Bills to:

HUU AN NGUYEN
5017 N. Ridgeway
Chicago, IL 60625



1713722019

Doc# 1713722019 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 05/17/2017 11:05 AM PG: 1 OF 3

THE GRANTORS, **CINDY NGUYEN, TAM THANH NGUYEN**, husband and wife, and **HUU AN NGUYEN**, A SINGLE MAN, of: County of Cook, State of Illinois, for and in consideration of the sum of: TEN and NO/100---(\$10.00)---DOLLARS, in hand paid, CONVEY and QUIT CLAIM to: **HUU AN NGUYEN, A SINGLE MAN, AND TAM THANH NGUYEN, A SINGLE MAN**, as **Tenants in Common**, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 2 IN FIRST ADDITION TO RAVENSWOOD TERRACE, BEING A SUBDIVISION OF THE SOUTH 1/2 OF THE NORTH 4 ACRES (EXCEPT THE SOUTH 33 FEET TAKEN FOR ARGYLE STREET AND EXCEPT THE EAST 111.29 FEET OF THE SOUTH 125 FEET LYING NORTH OF ARGYLE'S STREET) OF THE WEST 8 ACRES OF THE EAST 60 ACRES OF THAT SOUTHWEST 1/4 OF SECTION 11, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN; ALSO THE SOUTH 1/2 OF THE NORTH 1/2 OF THE WEST 13.8 FEET OF THE EAST 52 ACRES OF THE SOUTHWEST 1/4 OF SECTION 11, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE SOUTH 33 FEET TAKEN FOR ARGYLE STREET AND THE 1.25 FEET LYING NORTH OF ARGYLE STREET), ACCORDING TO THE PLAT THEREOF RECORDED MARCH 12, 1920 AS DOCUMENT NUMBER 6759890 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.


PERMANENT REAL ESTATE INDEX NUMBER: 13-11-310-015-0000

Address of Real Estate: **5017 NORTH RIDGEWAY, CHICAGO, IL 60625**

Dated this 12th day of May, 2017.

Exempt under 35 ILCS 200/31-45 sub paragraph e
Section 4, Real Estate Transfer Act and Cook County
Ordinance 93-0-27 paragraph e

Date: May 12, 2017


Signature of Buyer, Seller or Representative


KAREN A. YARBROUGH
COOK COUNTY RECORDER OF DEEDS

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CINDY NGUYEN


TAM THANH NGUYEN

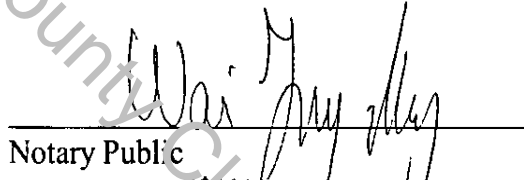


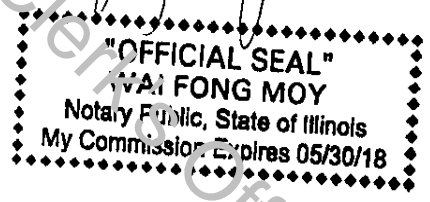
HUU AN NGUYEN


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: **CINDY NGUYEN, TAM THANH NGUYEN and HUU AN NGUYEN**, personally known to me to be the persons whose name are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged they, sealed and delivered the said instrument as their free and voluntary act for the use and purposes there in set forth.

Given under my hand and official seal, this 17 day of May, 2017



Commission expires 5/30, 2018.


Notary Public



REAL ESTATE TRANSFER TAX		17-May-2017
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *
13-11-310-015-0000 20170401647516 2-069-479-872		
* Total does not include any applicable penalty or interest due.		

This instrument was prepared by: C. Dean Matsas, Esq.: 5153 N. Broadway Ave. Chicago, IL 60640

REAL ESTATE TRANSFER TAX		17-May-2017
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
13-11-310-015-0000 20170401647516 0-749-067-968		

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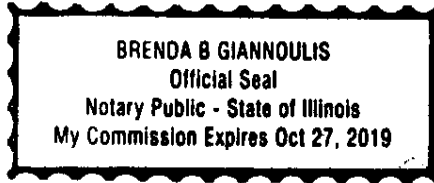
STATEMENT BY GRANTOR AND GRANTEE

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 the 16th day of May, 2017. Signature: _____
Grantor/Agent

Subscribed and sworn to before me by the said Grantor/Agent this 16 day of May, 2017.

[Signature]
NOTARY PUBLIC

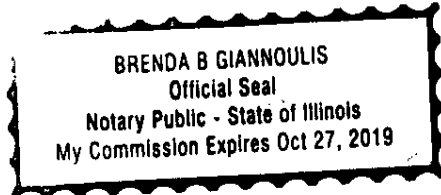


The grantee or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to 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 the 16th day of May, 2017. Signature: _____
Grantee/Agent

Subscribed and sworn to before me by the said Grantee/Agent this 16th day of May, 2017.

[Signature]
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 of ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]