

# UNOFFICIAL COPY

## QUIT CLAIM DEED

THE GRANTOR(S), ANTHONY PIERANUNZI, A MARRIED MAN, JOHN PIERANUNZI, A MARRIED MAN, And FRANK PIERANUNZI, A SINGLE MAN, OF MELROSE PARK, COOK COUNTY, ILLINOIS, for and in consideration of the sum *TEN AND NO/100 (\$10.00) DOLLARS* and other good and valuable consideration in hand paid, does *CONVEY AND QUIT CLAIM TO*



\*1717710088D\*

Doc# 1717710088 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 06/26/2017 01:05 PM PG: 1 OF 3

FOR RECORDER'S OFFICE

GRANTEE:

FRANK PIERANUNZI, A SINGLE MAN,

**FIRST AMERICAN TITLE**  
**FILE #** 2835033

*wb*

the following described real estate in Cook County, State of Illinois, to wit:

THE WEST 60 FEET OF LOTS 1 AND 2 IN BLOCK 146 IN MELROSE, A SUBDIVISION OF LOTS 3, 4 AND 5 OF SUPERIOR COURT PARTITION OF THE SOUTH 1/2 OF SECTION 3, AND ALL OF SECTION 10 LYING NORTH OF CHICAGO AND NORTHWESTERN RAILROAD, GALENA DIVISION IN TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 15-03-301-025-0000 VO. 0154

PROPERTY ADDRESS: 1419 NORTH 24TH AVENUE, MELROSE PARK, ILLINOIS 60160

SUBJECT TO: GENERAL REAL ESTATE TAXES ; COVENANTS, CONDITIONS AND RESTRICTIONS OF RECORD, BUILDING LINES AND EASEMENTS, IF ANY.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

DATED this 30<sup>th</sup> day of MAY, 2017.

*John Pieranunzi*  
JOHN PIERANUNZI

(SEAL)

*Anthony Pieranunzi*  
ANTHONY PIERANUNZI

*Frank Pieranunzi* (SEAL)  
FRANK PIERANUNZI

*\* Not Homestead AS to the Grantors \**

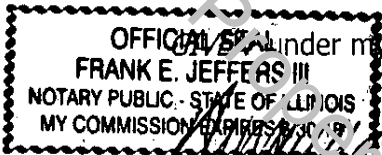
**S**  
**R** 3/66  
**S** N  
**SC**  
**INT**



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STATE OF ILLINOIS )  
 ) SS :  
COUNTY OF DU PAGE )

I, FRANK E. JEFFERS III, the undersigned, a Notary Public in and for said County, in the State aforesaid, DOES HEREBY CERTIFY that JOHN PIERANUNZI, A MARRIED MAN, ANTHONY PIERANUNZI, A MARRIED MAN, and FRANK PIERANUNZI, A SINGLE MAN, 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 they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.



Under my hand and official seal this 30<sup>th</sup> day of MAY, 2017.  
Frank E. Jeffers III  
NOTARY PUBLIC

THIS INSTRUMENT WAS PREPARED BY FRANK E. JEFFERS III, ATTORNEY, 127 WEST WILLOW AVENUE, WHEATON, ILLINOIS 60187.

EXEMPT UNDER PROVISIONS OF PARAGRAPH ___ E ___ - SECTION 4 REAL ESTATE TRANSFER TAX ACT	
<u>5/31/17</u> Date	<u>[Signature]</u> Buyer, Seller or Representative

RETURN DEED TO :

FRANK PIERANUNZI  
1419 NO. 24<sup>th</sup> AVE  
MELROSE PARK, IL  
60160

MAIL TAX BILL TO :

FRANK PIERANUNZI  
1419 NO. 24<sup>th</sup> AVE  
MELROSE PARK, IL  
60160

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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: 6 | 21 | 20 17

SIGNATURE: [Signature]  
GRANTOR or AGENT

### GRANTOR NOTARY SECTION

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

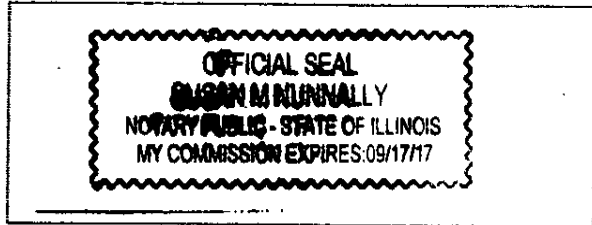
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantor): \_\_\_\_\_

On this date of: 6 | 21 | 20 17

NOTARY SIGNATURE: Susan M Nunnally

AFFIX NOTARY STAMP BELOW



### 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: 6 | 21 | 20 17

SIGNATURE: [Signature]  
GRANTEE or AGENT

### GRANTEE NOTARY SECTION

The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

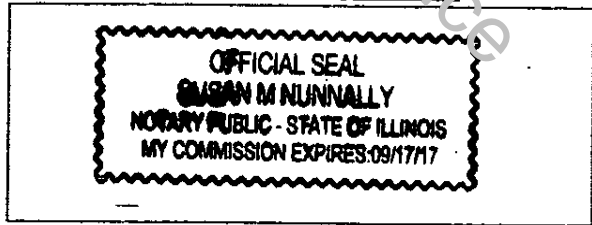
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantee): \_\_\_\_\_

On this date of: 6 | 21 | 20 17

NOTARY SIGNATURE: Susan M Nunnally

AFFIX NOTARY STAMP BELOW



### 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)