

# UNOFFICIAL COPY

QUIT CLAIM DEED  
ILLINOIS STATUTORY  
INDIVIDUAL



Doc# 1720719043 Fee \$44.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 07/26/2017 03:25 PM PG: 1 OF 4

Preparer File: Wegrecki 4550NewEngland  
FATIC No.:

THE GRANTOR(S) Richard A. Broszczak, Wesley J. Broszczak and Christine Wegrecki of the Village of Harwood Heights, County of Cook, State of Illinois, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and QUIT CLAIM(S) to Richard A. Broszczak (individually), Wesley J. Broszczak (individually), and Christine Wegrecki, as Trustee of the Christine Wegrecki Living Trust dated August 4, 2016, AS TENANTS IN COMMON, all interest in the following described Real Estate situated in the County of Cook in the State of IL, to wit:

**See Exhibit "A" attached hereto and made a part hereof**

This is NOT homestead property

SUBJECT TO: Covenants, conditions and restrictions of record; General taxes for the year 2016 and subsequent years

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

Permanent Real Estate Index Number(s): 13-18-109-023-0000

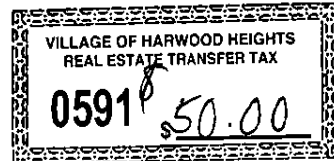
Address(es) of Real Estate: 4550 N. New England Ave.  
Harwood Heights, IL 60706

Dated this 21st day of July, 2017

By: [Signature]  
Richard A. Broszczak

By: [Signature]  
Wesley J. Broszczak

By: [Signature]  
Christine Wegrecki



REAL ESTATE TRANSFER TAX 27-Jul-2017



COUNTY: 0.00  
ILLINOIS: 0.00  
TOTAL: 0.00



First American  
Title Insurance Company

13-18-109-023-0000

| 20170701696966 | 2-146-151-872

[Signature]  
Dual

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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, CERTIFY THAT Richard A. Broszczak and Wesley J. Broszczak and Christine Wegrecki, personally known to me to be the same person(s) whose name(s) are 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, including the release and waiver of the right of homestead.

Given ~~under my hand and official seal~~ this 25<sup>th</sup> day of July, 20 17.



[Signature]  
Notary Public

Exempt under provisions of paragraph E Section 31-45, real estate transfer tax law.

Dated: 7-21-17  
[Signature]

Signature of Buyer, Seller, or Representative

Prepared by:  
Michael J. Nolan, PC  
7133 West Higgins Avenue  
Chicago, IL 60656

Mail to:  
Christine Wegrecki, Richard A. Broszczak, and Wesley J. Broszczak  
7400 W. Lawrence Ave., Unit 232  
Harwood Heights, IL 60706

Name and Address of Taxpayer:  
Wesley J. Broszczak, Richard J. Broszczak, and Christine Wegrecki  
4550 N. New England Ave.  
Harwood Heights, IL 60706



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## Exhibit "A" – Legal Description

LOT THREE (3) IN VOLK BROTHERS SECOND ADDITION TO MONTROSE AND OAK PARK AVENUE SUBDIVISION IN THE WEST 1/2 OF THE SOUTH EAST 1/4 OF THE NORTH WEST 1/4 OF SECTION 18, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 10, 1926, AS DOCUMENT 9397419 IN COOK COUNTY, ILLINOIS.

COOK COUNTY  
RECORDER OF DEEDS

Property of Cook County Clerk's Office

COOK COUNTY  
RECORDER OF DEEDS



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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.

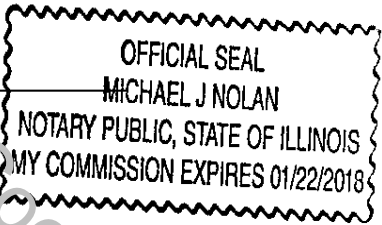
Date: 7-21-17 Signature: [Signature]  
Grantor or Agent

Date: 7-21-17 Signature: [Signature]  
Grantor or Agent

Date: 7-21-17 Signature: [Signature]  
Grantor or Agent

SUBSCRIBED and SWORN before me this 21st day of July 20 17

[Signature]  
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 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.

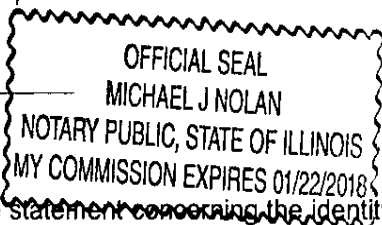
Date: 7-21-17 Signature: [Signature]  
Grantee or Agent

Date: 7-21-17 Signature: [Signature]  
Grantee or Agent

Date: 7-21-17 Signature: [Signature]  
Grantee or Agent

SUBSCRIBED and SWORN before me this 21st day of July 20 17

[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 a Class A misdemeanor for subsequent offenses.

[Attached to deed or ABI to be recorded in the County of \_\_\_\_\_ in the State of Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Act.]