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QUIT CLAIM DEED



Doc# 1721346058 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 08/01/2017 11:41 AM PG: 1 OF 3

(The space above for recorder's use only)

THE GRANTOR(s) ERICK LOPEZ, an unmarried man, of 7712 Thomas Avenue, the Village of Bridgeview, County of Cook, State of Illinois, for and in consideration of the sum of TEN AND 00/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, **CONVEYS** and **QUIT CLAIMS** to **ERICK LOPEZ, unmarried, FRANCISCO J. GUTIERREZ and BENITA NAJERA PEREZ, husband and wife**, of 7712 Thomas Avenue, Bridgeview, Illinois 60455, not in Tenancy in Common, but in **JOINT TENANCY** in the following described Real Estate situated in Cook County, Illinois, commonly known as **7712 Thomas Avenue, Bridgeview, Illinois 60455**, legally described as:

LOT 16 IN BLOCK 9 IN BRIDGEVIEW MANOR SUBDIVISION, A SUBDIVISION IN THE WEST HALF OF THE SOUTH EAST QUARTER OF SECTION 25, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: Covenants, conditions and restrictions of record and general real estate taxes for 2016 and subsequent years.


Permanent Index Number (PIN): **7712 Thomas Avenue, Bridgeview, Illinois 60455**

Address(es) of Real Estate: **18-25-416-012-0000**

The Grantors 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, not in Tenancy in Common but in **JOINT TENANCY** forever.

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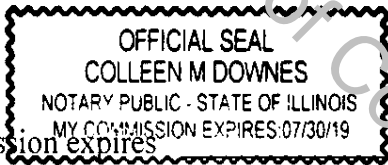
Dated this 1st day of August, 2017

 (SEAL)
ERICK LOPEZ

STATE OF ILLINOIS)
)ss.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that ERICK LOPEZ, personally known to me to be the same person whose name is subscribed in the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 1st day of August, 2017



Commission expires


NOTARY PUBLIC

This instrument was prepared by: Colleen Muentzer, Muentzer & Muentzer, P.C., 13305 S. Ridgeland Ave., Unit C, Palos Heights, IL 60463

MAIL TO:

Colleen Muentzer, Attorney at Law
13305 S. Ridgeland Ave, Unit C
Palos Heights, IL 60463

SEND SUBSEQUENT TAX BILLS TO:

Mr. Erick Lopez
7712 Thomas Avenue
Bridgeview, Illinois 60455

OR

Recorder's Office Box No. _____

EXEMPT UNDER REAL ESTATE TRANSFER TAX ACT SEC. 4
PER PAR. 2 AND COOK COUNTY ORD. 95164 PAR. 2
DATE 8-1-2017 SIGNATURE 

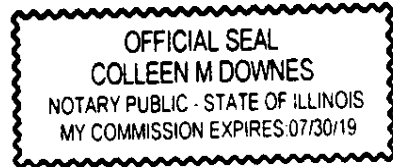
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STATEMENT BY GRANTOR AND GRANTEE

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 real estate to real estate in Illinois, or other entity recognized person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Date: August 1, 2017

Signature: *Erick Lopez*
Grantor or Agent



Subscribed and sworn to before me by the said *Erick Lopez* this 1st day of August, 2017

Notary Public *Colleen M. Downes*

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 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 real estate to real estate in Illinois, or other entity recognized person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Date: August 1, 2017

Signature: *Erick Lopez*
Grantee or Agent



Subscribed and sworn to before me by the said *Erick Lopez* this 1st day of August, 2017

Notary Public *Colleen M. Downes*

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.

(Attached 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.)