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GIT

400327886 1/3
QUIT CLAIM DEED
ILLINOIS STATUTORY *tms*



1722257039D

Doc# 1722257039 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 08/10/2017 11:02 AM PG: 1 OF 3

Property of Cook County

d not a party to a civil union

THE GRANTOR(S) PATRIZIA SERAPHIN, a divorced person and not since remarried, of the Village of Bartlett, County of DuPage, 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 MARK SERAPHIN, a divorced person and not since remarried, of the Village of Bloomingdale, County of DuPage, State of Illinois, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE EXHIBIT 'A' ATTACHED HERETO AND MADE A PART HEREOF

SUBJECT TO:

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): 12-32-201-005-0000 and 12-32-201-006-0000

Address(es) of Real Estate: 10513 W. Fullerton Avenue, Melrose Park, Illinois 60164

Dated this 30th day of March, 2015

Exempt Under Provision of Paragraph (e), Section 31-45, Real Estate Transfer Tax Law

Date: March 30, 2015

PATRIZIA SERAPHIN

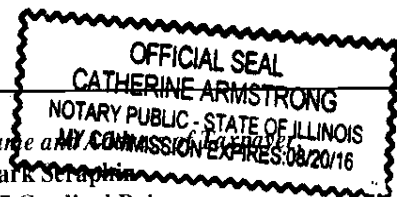
Signature of Buyer, Seller or Representative

STATE OF ILLINOIS, COUNTY OF Will ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Patrizia Seraphin, 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 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 30th day of March, 2015.

(Notary Public)



Prepared by:
Law Offices of Kurt C. Hurtgen, LLC
7N750 Route 59
Bartlett, IL 60103

Mail To:
Mark Seraphin
257 Cardinal Drive
Bloomingdale, IL 60108

Name and Address:
Mark Seraphin
257 Cardinal Drive
Bloomingdale, IL 60108

Earl S Roloff
939 N. Plum Grove Rd Suite C
Schaumburg IL 60173

MS

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EXHIBIT A.

THE SOUTH 184.35 FEET OF THE NORTH 234.35 FEET OF THE WEST 90.0 FEET OF THE EAST 1143.0 FEET OF THE EAST ½ OF THE NORTHEAST ¼ OF SECTION 32, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PROPERTY IS LOCATED IN UNINCORPORATE COOK COUNTY

Property of Cook County Clerk's Office

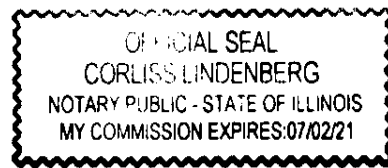
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STATEMENT BY GRANTOR AND GRANTEE

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 7-28, 2017 Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me by the said Edna S. Rowser this 28 day of July, 2017.
[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 and hold title to real estate under the laws of the State of Illinois.

Dated 7-28, 2017 Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me by the said Maria A. Spahr this 28 day of July, 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 or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)