

# UNOFFICIAL COPY

Doc#: 1730501038 Fee: \$52.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 11/01/2017 09:45 AM Pg: 1 of 3

Dec ID 20171001645584  
ST/CO Stamp 1-871-994-912

Commitment Number: 17NL31217

17WR38399

This instrument prepared by: Ross M. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law,  
3805, Edwards Road, Suite 550, Cincinnati, Ohio 45209 (513) 247-9605.

After Recording, Return To:

~~Nations Lending Services~~ hwr Eric  
9801 Legler Road  
Lenexa, KS 66219

Mail Tax Statements To: SARAH C. MCGRATH and BRIDGET MCGRATH-SCHMIDT:  
12202 SOUTH HAROLD AVENUE, PALOS HEIGHTS, IL 60463

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER

23-25-222-027-0000

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## QUITCLAIM DEED

SARAH C. MCGRATH, surviving joint tenant, unmarried, hereinafter grantor, whose tax-mailing address is 12202 SOUTH HAROLD AVENUE, PALOS HEIGHTS, IL 60463, for \$1.00 (One dollar and no cents) in consideration paid, grants and quitclaims to SARAH C. MCGRATH, unmarried, and BRIDGET MCGRATH-SCHMIDT, unmarried, hereinafter grantees, whose tax mailing address is 12202 SOUTH HAROLD AVENUE, PALOS HEIGHTS, IL 60463, the following real property:

THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE COUNTY OF COOK IN THE STATE OF ILLINOIS, TO WIT: LOT 8 IN BLOCK 20 IN ROBERT BARTLETT'S RESUBDIVISION OF LOTS 1 TO 23 INCLUSIVE IN BLOCK 19, LOTS 1 TO 12, INCLUSIVE AND LOTS 17 TO 23, INCLUSIVE IN BLOCK 20 IN A. G. BRIGG'S AND COMPANY'S PALOS VISTA SUBDIVISION IN THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 24, TOWNSHIP 37 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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**SUBJECT TO ALL EASEMENTS, RESERVATIONS, COVENANTS, CONDITIONS, AGREEMENTS OF RECORD, IF ANY.**

**BEING THE SAME PREMISES AS CONVEYED IN DEED FROM JANET S. SKODA MARRIED TO ROBERT SKODA\ RECORDED \06/07/2005\ IN DOCUMENT NUMBER \0515804218\ IN SAID COUNTY AND STATE. SARAH C. MCGRATH is the surviving joint tenant of CAROL A. MCGRATH having died in COOK County, ILLINOIS on 8/15/2014.**

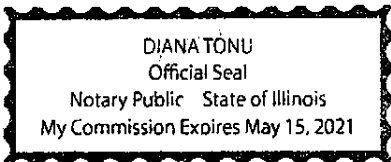
**COMMONLY KNOWN AS: \12202 SOUTH HAROLD AVENUE, PALOS HEIGHTS, IL 60463**

Executed by the undersigned on 10/26, 2017:

*Sarah C. McGrath*  
SARAH C. MCGRATH

STATE OF IL  
COUNTY OF COOK

The foregoing instrument was acknowledged before me on October 26, 2017 by SARAH C. MCGRATH who is personally known to me or has produced ID as identification, and furthermore, the aforementioned person has acknowledged that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.



*Diana TONU*  
Notary Public  
Diana TONU

**MUNICIPAL TRANSFER STAMP  
(If Required)**

**COUNTY/ILLINOIS TRANSFER STAMP  
(If Required)**

EXEMPT under provisions of Paragraph (e) Section 31-45, Property Tax Code.

Date: 10/26/17

*Diana TONU*  
Buyer, Seller or Representative

*Diana TONU*

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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 land trust is either a natural person, and 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 October 26, 2017

Sarah C. McBrath

Signature of Grantor or Agent

Subscribed and sworn to before

Me by the said Sarah C. McBrath  
this 26 day of October,  
2017.



NOTARY PUBLIC Diana TONU

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 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.

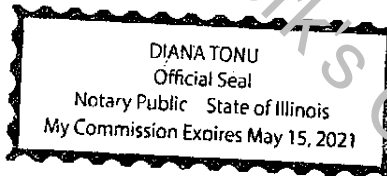
Date October 26, 2017

Robert Robert Smith

Signature of Grantee or Agent

Subscribed and sworn to before

Me by the said \_\_\_\_\_  
This 26 day of October,  
2017.



NOTARY PUBLIC Diana TONU

NOTE: Any person who knowingly submits a false statement concerning the identity of 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.)