

UNOFFICIAL COPY

Doc#: 1824955059 Fee: \$56.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 09/06/2018 09:51 AM Pg: 1 of 5

Return To
Patricia Reyes and Oscar Reyes
Villanueva and Artemio Perez
2306 N Kedvale Ave.
Chicago, IL 60639

Dec ID 20180901675365
ST/CO Stamp 0-613-114-016
City Stamp 0-428-236-960

This Instrument Prepared by:
Timothy P. McHugh, LTD
Attorney
360 W. Butterfield #300
Elmhurst, IL 60126

Mail Tax Statements To:
Patricia Reyes and Oscar Reyes
Villanueva and Artemio Perez
2306 N Kedvale Ave.
Chicago, IL 60639

This space for recording information only

Order #: RLC-1801789

QUITCLAIM DEED

Tax Exempt under _____


ARTEMIO PEREZ

8/28/18
Date

GRANTOR,

ARTEMIO PEREZ, a single man, and PATRICIA REYES f/k/a PATRICIA VALLE, a married woman herein joined by her spouse OSCAR REYES VILLANUEVA
2306 N Kedvale Ave.
Chicago, IL 60639

for and in consideration of ZERO AND 00/100 DOLLARS (\$0.00) and other good and valuable consideration in hand paid, CONVEY AND WARRANT to

GRANTEE,

PATRICIA REYES and OSCAR REYES VILLANUEVA husband and wife and ARTEMIO PEREZ a single man
2306 N Kedvale Ave.
Chicago, IL 60639

the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LEGAL DESCRIPTION:

PIN: 13-34-204-039-0000

Property Address: 2306 N Kedvale Ave., Chicago, IL 60639

Preparer has examined no underlying title documentation regarding this deed

IDENTITY NATIONAL TITLE

RLC1801789

UNOFFICIAL COPY

IN TESTIMONY WHEREOF, witness the signatures of the Grantors on the date first written above.

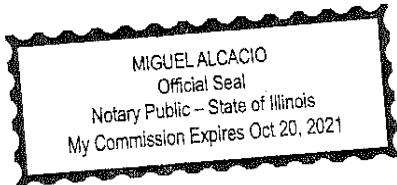
ARTEMIO PEREZ
ARTEMIO PEREZ

8-28-18
Date

State of Illinois

County of Cook

I hereby certify that the foregoing deed and consideration statement acknowledged and sworn before me this 28 day of August, 2018, by ARTEMIO PEREZ, who are personally known to me or produced Driver's License as identification and who signed this instrument willingly.



[Signature]
NOTARY SIGNATURE

REAL ESTATE TRANSFER TAX		05-Sep-2018
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00*

13-34-204-039-0000 | 20180901675365 | 0-428-236 960

* Total does not include any applicable penalty or interest due

REAL ESTATE TRANSFER TAX		05-Sep-2018
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

13-34-204-039-0000 | 20180901675365 | 0-613-114-016

UNOFFICIAL COPY

IN TESTIMONY WHEREOF, witness the signatures of the Grantors on the date first written above.

Patricia Reyes
PATRICIA REYES f/k/a
PATRICIA VALLE

8/28/18
Date

Oscar Reyes Villanueva
OSCAR REYES VILLANUEVA

8-28-18
Date

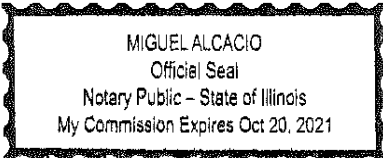
State of Illinois

County of Cook

I hereby certify that the foregoing deed and consideration statement acknowledged and sworn before me this 28 day of August, 2018, by ARTEMIO PEREZ and PATRICIA REYES f/k/a PATRICIA VALLE and OSCAR REYES VILLANUEVA, who are personally known to me or produced DL as identification and who signed this instrument willingly.

Miguel Alcacio

NOTARY SIGNATURE



No title search was performed on the subject property by the preparer. The preparer of this deed makes no representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantors/Grantees and /or their agents; no boundary survey was made at the time of this conveyance.

UNOFFICIAL COPY

EXHIBIT "A"

LOT 6 IN SIDNEY-MANDL'S RESUBDIVISION OF LOTS 324 TO 332 BOTH INCLUSIVE IN SAM BROWN JR'S PENNOCK SUBDIVISION IN THE NORTHEAST QUARTER OF SECTION 34, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE

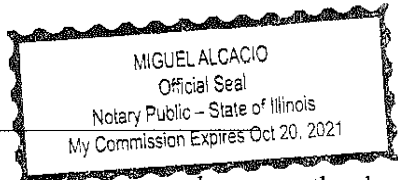
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed assignment of beneficial interest in land trust is either a. natural person, and Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 August 28, 2018 Signature: ~~Miguel Alcacio~~ ARTEMIO PEREZ

Grantor or Agent

Subscribed and sworn to before Me by the said Grantor this 28 day of August, 2018.

NOTARY PUBLIC ~~Miguel Alcacio~~



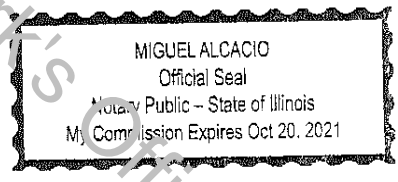
The Grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois a 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 August 28, 2018 Signature: Arturo Reyes

Grantee or Agent

Subscribed and sworn to before Me by the said Grantee This 28 day of August, 2018.

NOTARY PUBLIC ~~Miguel Alcacio~~



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.)