

UNOFFICIAL COPY

PREPARED BY:

CALVIN R. BROWN
1139 Leavitt Ave Unit 316
Flossmoor, IL 60422


RECORDING REQUESTED BY

AND WHEN RECORDED MAIL TO:

CALVIN R. BROWN
1139 Leavitt Ave Unit 316
Flossmoor, IL 60422

MAIL TAX STATEMENTS TO:

LETHIA BROWN
380 Leros Drive
Chicago Heights, IL 60411



Doc# 1827157068 Fee \$44.00
RHSP FEE:\$9.00 RPRF FEE: \$1.00
AFFIDAVIT FEE: \$2.00
KAREN A. YARBROUGH
COOK COUNTY RECORDER OF DEEDS
DATE: 09/28/2018 11:49 AM PG: 1 OF 4

SPACE ABOVE THIS LINE FOR RECORDER'S USE ONLY

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

THIS QUITCLAIM DEED, made and entered into on the 26 day of September, 2018, between LETHIA BROWN, a female and an un married person, whose address is 380 Leros Drive, Chicago Heights, Illinois 60411 ("Grantor"), and LETHIA BROWN, a female, whose address is 380 Leros Drive, Chicago Heights, Illinois 60411, and CALVIN R. BROWN, a male, whose address is 1139 Leavitt Ave Unit 316, Flossmoor, Illinois 60422 ("Grantees").

For and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Grantor hereby Remises, Releases, AND FOREVER Quitclaims to Grantees, as Joint Tenants with Right of Survivorship, the property located at 1139 Leavitt Ave Unit 316, Flossmoor, 60422 in Cook County, Illinois, described as:

Grantor hereby releases and waives all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO all, if any, valid easements, rights of way, covenants, conditions, reservations and restrictions of record.

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EXPRESSLY RESERVING unto the Grantor and the Grantor assigns a life estate in the above described property. The Grantor shall have full ownership, possession and use of the property during the term of the Grantor's natural life, and upon the expiration of the Grantor's natural life, the Grantor's interest in the above described property shall revert to the Grantees.

Grantor grants all of the Grantor's rights, title and interest in and to all of the above described property and premises to the Grantees, and to the Grantees' heirs and assigns forever in fee simple, so that neither Grantor nor Grantor's heirs legal representatives or assigns shall have, claim, or demand any right or title to the property, premises, or appurtenances, or any part thereof.

Property Index Number: 31-12-202-064-1046

IN WITNESS WHEREOF the Grantor has executed this deed on the 26th day of SEPTEMBER, 2018.

9/26/18
Date

Lethia Brown
LETHIA BROWN, Grantor

State of ILLINOIS
County of COOK

This instrument was acknowledged before me on the 26th day of SEPTEMBER, 2018 by LETHIA BROWN.
(seal)

[Signature]
Signature of Notary Public



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LOAN NUMBER 5823399

LEGAL RIDER

99184937

LEGAL DESCRIPTION:

UNIT 316, AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

LOT 1 IN RESUBDIVISION OF LOTS 1 AND 8 BOTH INCLUSIVE OF SUBDIVISION OF SOUTH 300 FEET OF LOT 1, IN BLOCK 2 IN WELLS AND NELLEGARS SUBDIVISION OF THE NORTH 17 1/2 ACRES WEST OF ILLINOIS CENTRAL RAILROAD COMPANY, OF THE NORTHEAST 1/4 OF SECTION 12, TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED AS DOCUMENT 22628042, AND AMENDED FROM TIME TO TIME TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

P.I.N. 31-12-202-064-1046

Property of Cook County Clerk's Office

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GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE

AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

GRANTOR SECTION

The GRANTOR or her/his agent, affirms that, to the best of her/his knowledge, the name of the GRANTEE shown on the deed or assignment of beneficial interest (ABI) 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 another 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: 09 26 2018

^{present}
SIGNATURE: *Lethia Brown*
GRANTOR or AGENT

GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public:

THENESIA DRIVER-SINGLETON

By the said (Name of Grantor): LETHIA BROWN

AFFIX NOTARY STAMP BELOW

On this date of: 09 26 2018

NOTARY SIGNATURE:

[Signature]



GRANTEE SECTION

The GRANTEE or her/his agent affirms and verifies that the name of the GRANTEE shown on the deed or assignment of beneficial interest (ABI) 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: 09 26 2018

^{add-on}
SIGNATURE: *[Signature]*
GRANTEE or AGENT

GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public:

THENESIA DRIVER-SINGLETON

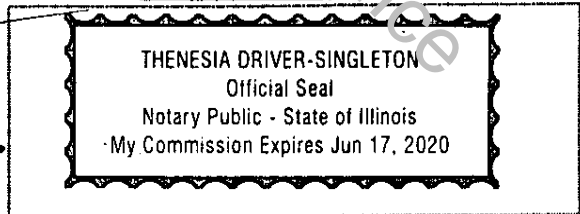
By the said (Name of Grantee): CALVIN BROWN

AFFIX NOTARY STAMP BELOW

On this date of: 09 26 2018

NOTARY SIGNATURE:

[Signature]



CRIMINAL LIABILITY NOTICE

Pursuant to Section 55 ILCS 5/3-5020(b)(2), 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 the Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)