

UNOFFICIAL COPY

This Transaction Exempt
Pursuant to Real Estate
Transfer Tax Law,
Section 31-45,
Paragraph e, and Cook
County Ordinance No.
95104.



18289220240

Doc# 1828922024 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 10/16/2018 10:40 AM PG: 1 OF 3

DATE: 7-12-2017
SIGNED: Rebecca C. Schultz

QUIT CLAIM DEED (Individuals to Trust)

THE GRANTORS, **ANGELA M. FERMIN**, an unmarried woman, and **CHRISTOPHER O. OTERO** of the City of Chicago, County of Cook, State of Illinois, for the consideration of Ten and no/100 Dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEYS AND QUITCLAIMS to **ANGELA M. FERMIN**, not individually, but as Trustee of the **ANGELA M. FERMIN TRUST u/a/d July 12, 2017**, and unto all and every Successor or Successors in Trust under said Trust Agreement, of 2850 N. Monitor, Chicago, Illinois 60634, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 3 IN BLOCK 6 IN WALTER E. GOGOLINSKI'S SUBDIVISION OF LOT 14 IN KING AND PATTERSON'S SUBDIVISION, BEING A SUBDIVISION OF PART OF THE NORTHEAST 1/4 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT PROPERTY IS NOT HOMESTEAD PROPERTY

Property Address: 2850 N. Monitor, Chicago, Illinois 60634

Permanent Index No.: 13-29-226-018-0000

DATED this 12th day of July, 2017.


ANGELA M. FERMIN


CHRISTOPHER O. OTERO

CCRD REVIEW 

UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

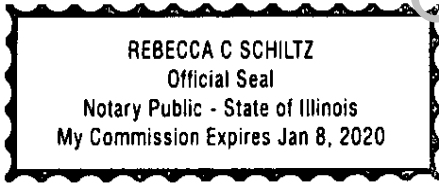
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that ANGELA M. FERMIN, AND CHRISTOPHER O. OTERO personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the purposes therein set forth.

GIVEN under my hand and Notary Seal this 12th day of July, 2017.

Commission Expires: *Jan 8, 2020*

Rebecca C. Schiltz

NOTARY PUBLIC



REAL ESTATE TRANSFER TAX		16-Oct-2018
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
13-29-226-018-0000		20181001608382 1-937-085-600

Address of Property:
2850 N. Monitor Ave.
Chicago, Illinois 60634

(Mail To:)
This instrument prepared by:
Benjamin Fernandez, Esq.
1550 Spring Road
Suite 120
Oak Brook, IL 60523

Send Subsequent Tax Bills To:
Angela Fermin, Trustee
2850 N Monitor Ave.
Chicago, IL 60634

I, **ANGELA FERMIN**, Trustee of the **ANGELA FERMIN TRUST**, hereby accept said Real Estate into the Trust.

Angela Fermin

ANGELA FERMIN

REAL ESTATE TRANSFER TAX		16-Oct-2018
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *
13-29-226-018-0000		20181001608382 1-223-873-696

* Total does not include any applicable penalty or interest due.

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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: 07 | 12 | 2017

SIGNATURE: Rebecca C. Schiltz Gugliuzza Law P.C.
GRANTOR or AGENT (ANGELA FERMIN)

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:

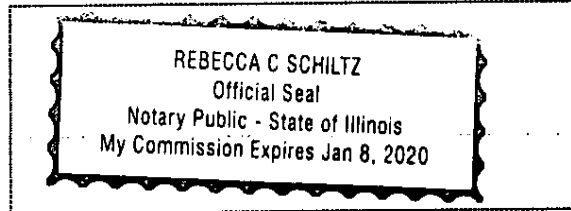
Rebecca C. Schiltz

By the said (Name of Grantor): ANGELA FERMIN

On this date of: 07 | 12 | 2017

NOTARY SIGNATURE: Rebecca C. Schiltz

AFFIX NOTARY STAMP BELOW



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: 07 | 12 | 2017

SIGNATURE: Rebecca C. Schiltz Gugliuzza Law P.C.
GRANTEE or AGENT (ANGELA FERMIN)-C

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:

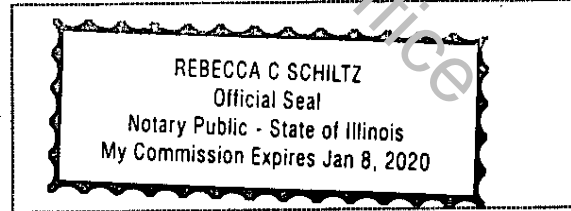
Rebecca C. Schiltz

By the said (Name of Grantee): ANGELA FERMIN

On this date of: 07 | 12 | 2017

NOTARY SIGNATURE: Rebecca C. Schiltz

AFFIX NOTARY STAMP BELOW



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)**)