

When Recorded Return to:
Indecomm Global Services
As Recording Agent Only
1260 Energy Lane
St. Paul, MN 55108

UNOFFICIAL COPY

After Recording Return to:

Amrock
662 Woodward Avenue
Detroit, MI 48226

Instrument Prepared By:

Steven Weiss, Esq.
105 West Adams Street, Suite 1850
Chicago, IL 60603
Illinois Bar ID No. 6301158

Mail Tax Statements To:

Jose G. Martinez Guzman and
Monica Ruiz
8161 S. Kilpatrick Avenue
Chicago, IL 60652

Tax Parcel ID Number:

19-34-120-021-0000

Order Number:

64866331 - 4722099

Record 1st
81175259



Doc# 1830416020 Fee \$44.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 10/31/2018 11:08 AM PG: 1 OF 4

QUITCLAIM DEED

Tax Exempt under provision of Paragraph E Section 31-45 Property Tax Code, having a consideration less than \$100.00.

By: Jose Dominguez, date 10/12/18
JOSE DOMINGUEZ

Dated this 12 day of October 2018. WITNESSETH, that, **MONICA RUIZ**, a married woman, joined by her spouse, **JOSE G. MARTINEZ GUZMAN a/k/a JOSE MARTINEZ**, and **JOSE DOMINGUEZ**, a married man, whose addresses are 8161 S. Kilpatrick Avenue, Chicago, IL 60652 and 3762 W. 78th Place, Chicago, IL 60652, respectively, hereinafter referred to as "GRANTOR," whether one or more, for and in consideration of the sum of Ten Dollars and 00/100 (\$10.00), and other good and valuable considerations in hand paid, the receipt of which is hereby acknowledged, does hereby CONVEY and QUITCLAIM unto **JOSE G. MARTINEZ GUZMAN** and **MONICA RUIZ**, husband and wife, not as tenants in common, but as joint tenants with right of survivorship, whose address is 8161 S. Kilpatrick Avenue, Chicago, IL 60652, hereinafter referred to as "GRANTEE," whether one or more, all the rights and title interest in the following described real estate, being situated in Cook County, Illinois, commonly known as 8161 S. Kilpatrick Avenue, Chicago, IL 60652, and legally described as follows, to wit:

The following described property:

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

Assessor's Parcel Number: 19-34-120-021-0000

Ru

UNOFFICIAL COPY

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.



In all references herein to any parties, persons, entities or corporations, the use of any particular gender or the plural or singular number is intended to include the appropriate gender or number as the text of the within instrument may require.

IN TESTIMONY WHEREOF, WITNESS the signature of the Grantor on the date first written above.

Monica Ruiz
MONICA RUIZ

Jose G. Martinez Guzman
JOSE G. MARTINEZ GUZMAN
a/k/a JOSE MARTINEZ

Jose Dominguez
JOSE DOMINGUEZ


REAL ESTATE TRANSFER TAX		31-Oct-2018
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
19-34-120-021-0000 20180901691037 0-135-429-280		

STATE OF IL)
)
) ss.
COUNTY OF COOK)

I, Fatima M. Perez, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY that MONICA RUIZ, JOSE G. MARTINEZ GUZMAN a/k/a JOSE MARTINEZ, and JOSE DOMINGUEZ, 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 he/she/they signed, sealed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand official seal this 12 day of October 2018.

Fatima M. Perez
Notary Public
My Commission Expires: 7/25/21

REAL ESTATE TRANSFER TAX		31-Oct-2018
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *
19-34-120-021-0000 20180901691037 1-264-835-744		

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



UNOFFICIAL COPY

EXHIBIT A LEGAL DESCRIPTION

The following described property, situated in the County of Cook, State of Illinois, to wit:

Lot 31 in Scottsdale Third Addition, being Raymond L. Lutgert's Resubdivision of part of Lot 5 in the Assessor's Subdivision of Section 34 and the North 1/2 of Section 32, Township 38 North, Range 13 East of the Third Principal Meridian and part of Lot 3 in the Subdivision of Lot 4 in said Assessor's Subdivision, also Lots "B", "C", and "D" in Scottsdale First Addition in Cook County, Illinois.

Being the same property conveyed from FRANCISZEK CHORAGWICKI, married to MALGORZATA CHORAGWICKI, to MONICA RUIZ, married to JOSE MARTINEZ, and JOSE DOMINGUEZ, a married man, not as tenants in common, not as tenants by the entirety, but as joint tenants, by Deed dated June 14, 2017, recorded June 21, 2017, as Document No. 1717249186 in Cook County Records.

Property Address: 8161 S. Kilpatrick Avenue, Chicago, IL 60652

Assessor's Parcel No.: 19-34-120-021-0000



U06838719

1371 10/19/2018 81175259/1

UNOFFICIAL COPY

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: Oct 12, 2018

SIGNATURE: *Monica Ruiz*
GRANTOR or AGENT

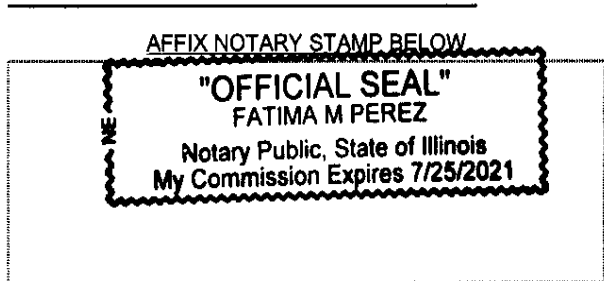
GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

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

By the said (Name of Grantor): MONICA RUIZ

On this date of: Oct 12, 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: Oct 12, 2018

SIGNATURE: *Monica Ruiz*
GRANTEE or AGENT

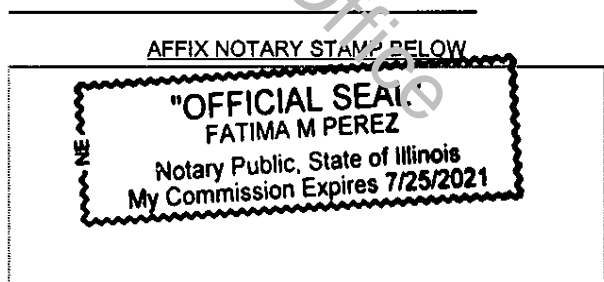
GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

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

By the said (Name of Grantee): MONICA RUIZ

On this date of: Oct 12, 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)**)