

UNOFFICIAL COPY


Quit Claim Deed ILLINOIS STATUTORY

FUTURE TAXES TO:

Aura L. Garcia
1934 W. Cermak Rd
Chicago, IL 60608

RETURN THIS DOCUMENT TO:

Aura L. Garcia
1934 W. Cermak Rd
Chicago, IL 60608

 *1830544019D*
Doc# 1830544019 Fee \$44.00
RHSP FEE:\$9.00 RPRF FEE: \$1.00
AFFIDAVIT FEE: \$2.00
KAREN A. YARBROUGH
COOK COUNTY RECORDER OF DEEDS
DATE: 11/01/2018 11:53 AM PG: 1 OF 4

THE GRANTOR (S)

Aura Garcia of Cook County of the State of Illinois, and **Freddy Garcia**, of Polk County, of the State of Florida, for and in consideration of Ten (\$10.00) DOLLARS and other good and valuable consideration(s) in hand paid, CONVEY AND QUIT CLAIM to **Aura L. Garcia**, of the County of Cook, of the State of Illinois, all interest in the following described real estate situated in Cook County in the State of Illinois, to wit:

(LEGAL DESCRIPTION)
SEE ATTACHED EXHIBIT A

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

TO HAVE AND TO HOLD the above granted premises unto the parties of the second part forever as, **Fee Simple- Tenancy by the Severalty.**


Permanent Index Number(s): 17-19-426-034-0000
Property Address: 1934 W. Cermak Rd, Chicago, IL 60608

Dated this 31st day of October, 2018.

CCRD REVIEW *[Signature]*

Aura Patricia Garcia (SEAL)
Aura Garcia

FREDDY GARCIA (SEAL)
Freddy Garcia

REAL ESTATE TRANSFER TAX	01-Nov-2018
	CHICAGO: 0.00
	CTA: 0.00
	TOTAL: 0.00 *

17-19-426-034-0000 | 20181001623752 | 1-597-217-952

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

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STATE OF Florida)
) SS.
COUNTY OF Duval

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, **Freddy Garcia** 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 instrument as free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

SUBSCRIBED AND SWORN TO
Before me this 16 day of October, 2018.

[Signature]
Notary Public



STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, **Aura Garcia** 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 instrument as free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

SUBSCRIBED AND SWORN TO
Before me this 31st day of October, 2018.

[Signature]
Notary Public



REAL ESTATE TRANSFER TAX		01-Nov-2018
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
17-19-426-034-0000		20181001623752 1-935-858-848

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If Grantor is also Grantee you may want to strike Release & Waiver of Homestead Rights.

NAME AND ADDRESS OF PREPARER:

David Koch
Koch & Associates, P.C
5947 West 35th Street
Cicero, IL 60804

EXEMPT UNDER PROVISIONS OF PARAGRAPH
 E SECTION 4,
REAL ESTATE TRANSFER ACT.

DATE: 10/31/18

Anna Patricia Garcia
Signature of Buyer, Seller, or Representative

Property of Cook County Clerk's Office

COOK COUNTY
RECORDING OFFICE

COOK COUNTY
RECORDING OFFICE

- This conveyance must contain the name and address of the Grantee for tax billing purposes: (55ILCS5/3-5020) and name and address of the person preparing the instrument: (55 ILCS5/3-5022).

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GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE AS REQUIRED BY SECTION 35 ILCS 200/31-47

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 title to real estate under the laws of the State of Illinois.

DATED: 10 | 16 | 2018

SIGNATURE: [Signature]
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:

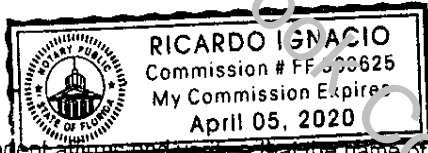
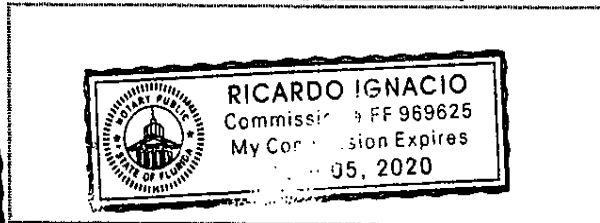
Ricardo Ignacio

By the said (Name of Grantor): Freddy Garcia

AFFIX NOTARY STAMP BELOW

On this date of: 10 | 16 | 2018

NOTARY SIGNATURE: [Signature]



GRANTEE SECTION

The GRANTEE 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 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: 10 | 31 | 2018

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:

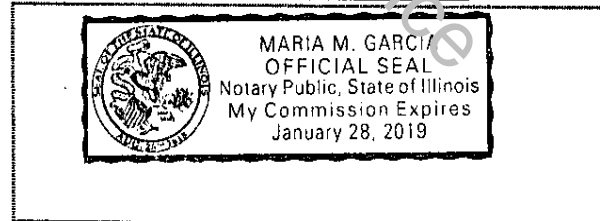
Maria M. Garcia

By the said (Name of Grantee): Aura L. Garcia

AFFIX NOTARY STAMP BELOW

On this date of: 10 | 31 | 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 SECTION 4 of the Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)