

# UNOFFICIAL COPY

## QUIT CLAIM DEED Statutory (ILLINOIS)



Doc# 1831216032 Fee \$50.00

Mail to:

JAMES J. MORRONE  
12820 S. Ridgeland Ave., Unit C  
Palos Heights, IL 60463

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 11/08/2018 10:58 AM PG: 1 OF 7

Mail Tax Bills to:

John Broadnax  
11421 South Racine  
Chicago, IL 60643

THE GRANTORS, DAVID BROADNAX, married of Matteson, Illinois,  
CHARLES BROADNAX, divorced, of Upland, California, and  
JOHN BROADNAX, divorced, of Chicago, Illinois,  
for the consideration of Ten Dollars and No/100 (\$10.00) and other good and valuable  
consideration in hand paid, CONVEY and QUIT CLAIM to John Broadnax, of  
Chicago, Illinois

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

**See Exhibit A for Legal Description, PIN# and Common Address**

Common Address: 11421 South Racine, Chicago, IL 60643  
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 said premises forever.

Subject to covenants, conditions and restrictions of record and real estate taxes for the year 2018  
and subsequent years.

**THIS IS NOT HOMESTEAD PROPERTY AS TO ALL GRANTORS**

(except John Broadnax who resides at the real estate)

REAL ESTATE TRANSFER TAX 26-Oct-2018



CHICAGO: 0.00  
CTA: 0.00  
TOTAL: 0.00 \*

25-20-218-020-0000 | 20181001602325 | 0-365-075-616

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

REAL ESTATE TRANSFER TAX 26-Oct-2018



COUNTY: 0.00  
ILLINOIS: 0.00  
TOTAL: 0.00

25-20-218-020-0000 | 20181001602325 | 0-756-083-872

PL





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**CALIFORNIA JURAT WITH AFFIANT STATEMENT**

GOVERNMENT CODE § 8202



- See Attached Document (Notary to cross out lines 1-6 below)
- See Statement Below (Lines 1-6 to be completed only by document signer[s], not Notary)

1 \_\_\_\_\_

2 \_\_\_\_\_

3 \_\_\_\_\_

4 \_\_\_\_\_

5 \_\_\_\_\_

6 \_\_\_\_\_

Signature of Document Signer No. 1

Signature of Document Signer No. 2 (if any)

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of San Bernardino

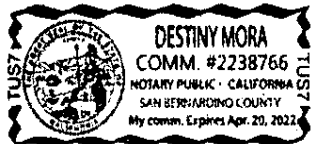
Subscribed and sworn to (or affirmed) before me

on this 10 day of September, 2018,  
by \_\_\_\_\_ Date Month Year

(1) Charles A Broadnax

(and (2) \_\_\_\_\_),  
Name(s) of Signer(s)

proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.



Signature [Handwritten Signature]

Signature of Notary Public

Place Notary Seal and/or Stamp Above

**OPTIONAL**

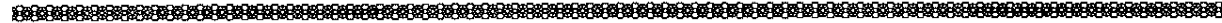
Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

**Description of Attached Document**

Title or Type of Document: \_\_\_\_\_

Document Date: \_\_\_\_\_ Number of Pages: \_\_\_\_\_

Signer(s) Other Than Named Above: \_\_\_\_\_





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Lot 24 and the North 3.5 feet of Lot 23 in Block in Jernberg's Subdivision of Blocks 2, 5, 6, 7 and 8 and 11 thru 28, both inclusive, and the Resubdivision of Block 4 in Rood and Weston's Addition to Morgan Park, being a subdivison of the West ½ of the Northeast 1/4 (except the North 20 acres) and the East ½ of the Northeast 1/4 (except the North 20 acres) of Section 20, Township 37 North, Ranmge14, East of the Third Principal Meridian, in Cook County, Illinois

Common Address: 11421 South Racine, Chicago, IL 60643  
Pin# 25-20-218-020-0000

Property of Cook County  
COOK COUNTY  
RECORDER OF DEEDS  
Cook County Clerk's Office

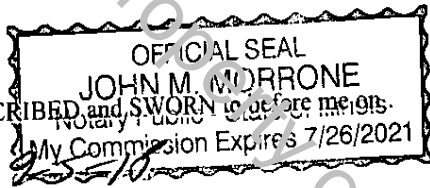
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## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed 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 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.

Date: 9-5-18

Signature: [Handwritten Signature]  
Grantor or Agent



SUBSCRIBED and SWORN to before me on

[Handwritten Signature]  
Notary Public

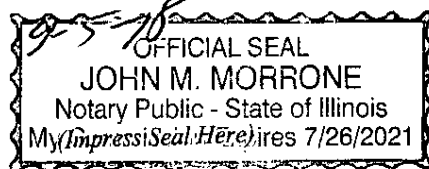
(Impress Seal Here)

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 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.

Date: 9-5-18

Signature: [Handwritten Signature]  
Grantee or Agent

SUBSCRIBED and SWORN to before me on



[Handwritten Signature]  
Notary Public

NOTE: 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 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.]