#### **UNOFFICIAL COPY**

#### QUIT CLAIM DEED Statutory (ILLINOIS)

Mail to:

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

Mail Tax Billstor

John Broadnax

11421 South Racine

Chicago, IL 60643



Doc# 1831216032 Fee ≇50.30

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

AFFIBAVIT FEE: \$2.00

KAREN A. YARBROUGH

COCK COUNTY RECORDER OF DEEDS

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

THE GRANTORS, DAVID BROADNAX, married of Matteson, Illinois CHARLES BROADNAX, divorced, of Upland, California, and JOHN BROADNAX, divorced, of Cricago, 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 Homes cad 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 TRANS	FER TAX	· 18	26-Oc	t-2018
	CHICAGO:	-		0.00
	CTA:	ŧ	, .	0.00
	TOTAL:		' u	0.00 *
25-20-218-020-0000	20181001602325	1	0-365-	075-616

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

			- "	
REAL ESTATE	TRANSFER	TAX	26-0	ct-2018
	A CONTRACTOR OF THE PARTY OF TH	COUNTY:		0.00
	(3/7)	ILLINOIS:		0.00
		TOTAL:		0.00
25-20-218	-020-0000	20181001602325	0-756-0	83-872

1831216032 Page: 2 of 7

# UNOFFICIAL COPY David Broadnax (SEAL)

STATE OF	Illinois	)			
		) <b>SS</b> :			
COUNTY OF	Cook	)			
I, the u	ndersigned, a	Notary Public in and	I for said County	in the State a	foresaid, DO
		DAVID BI		•	
<b>1</b>		ibed to the foregoin	~	•	
•		at he/she signed, se			
		e uses and purposes	therein set forth,	, including the	release and
waiver of the r	ight of homest	ead.			
	<i>y</i>		5		phoke
	ER MY HANI	AND OFFICIAL	SEAL this	day of	<del>,</del> ,
2018.				_	
					1
		0/			·
	. 4-2	6-19			·
Commission e	xpires:				
			0,		
г . 1			A Old Fototo T	Sugar of sur A st	
Exempt under	provisions of	paragraph e, Sectior	4, Real Estate 1	ransier Act	
			4		······································
-			<del>-</del> (3		OFFICIAL SEAL OFFICIAL SEAL
Dated:	9-5-18		. –/		OFFICIAL SERVICE  AMES J MORRONE  AMES J MORRONE  STATE OF ILLINOIS
Dateu				TAS	AMES J MORRONE  Y PUBLIC - STATE OF ILLINOIS  Y PUBLIC - STATE OF ILLINOIS  OMMISSION EXPIRES:04/26/19
				MA C	Y PUBLIC - STATE OF ILLI Y PUBLIC - STATE OF I
IMPRESS SEA	AT HERE			com	·····
IVII KLSS SEA	AL HERE.				X.
COUNTY/ILI	INOIS TRAN	ISFER STAMP			(0)
					CA

This instrument was prepared by: JAMES J. MORRONE, Attorney at Law 12820 S. Ridgeland, Unit C, Palos Heights, IL 60463

1831216032 Page: 3 of 7

#### **UNOFFICIAL COPY**

Charles Broadnax (SEAL)

COUNTY OF ) SS:	
COUNTY OF	
I, the undersigned, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTEN that <u>Charles Broadnax</u> is personally known to me to the sperson whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she signed, sealed and delivered the said instrument as his/free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.	•
GIVEN UNDER MY HAND AND OFFICIAL SEAL this 10 day of 5 Pp 1, 2018.	
2018.	
Commission expires:	
Exempt under provisions of paragraph e, Section 4, Real Estate Transfer Act	
Dated:	
See Attached Notaty Verbiage impress seal here:	
COUNTY/ILLINOIS TRANSFER STAMP	

This instrument was prepared by: JAMES J. MORRONE, Attorney at Law 12820 S. Ridgeland, Unit C, Palos Heights, IL 60463

1831216032 Page: 4 of 7

## **UNOFFICIAL COPY**

GOVERNMENT CODE 8 8202

CALIFORNIA JORAT WITH AFFIANT STATEMEN	OVERIMENT CODE \$ 5202
	BBBBBBBBBBBBBBBBBBBBBBBBBBBBBBBBBBBBB
See Attached Document (Notary to cross out lines	
☐ See Statement Below (Lines 1–6 to be completed of	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 ver to which this certificate is attached, and tot the truthfulness	ifies only the identity of the individual who signed the document s, accuracy, or validity of that document.
State of California	Subscribed and sworn to (or affirmed) before me
County of San bernardino	on this 10 day of September, 20 18 by Date Month Year
DESTINY MORA COMM. #2238766 = NOTATRY PUBLIC CALIFORNIA (7) SAN BETRIARDING COUNTY My contin. Expires Apr. 20, 2022.	(and (2)),  Name(s) of Signer(s)  proved to me on the basis of satisfactory evidence to be the person(s) who a; peared before me.
Place Notary Seal and/or Stamp Above	Signature of Note y Public
OP1	IONAL
. •	deter alteration of the document or 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:	

1831216032 Page: 5 of 7

# UNOFFICIAL COPY John Broadnax (SEAL)

STATE OF	Illinois	)		
		) SS:		
COUNTY O	F Cook	)		
I, the	undersigned, a	Notary Public in and	for said County in the S	tate aforesaid, DO
			is personally ki	
			instrument, appeared be	
1		_	ed and delivered the sai	
			nerein set forth, includir	ng the release and
waiver of the	right of homes	tead.		
		·	EAL this day of _	Sootnbea
GIVEN UNL	DER MY HANI	AND OFFICIAL SE	EAL this day of _	<u> </u>
2018.				
		0-		101
		0/		1
Commission	expires: <u>4-</u>	26-19 T		
		C	//,	
Exempt unde	r provisions of	paragraph e, Section 4	4, Rea Estate Transfer	Act
	$\bigcirc$			
	1-10	Yan		
	9-5-18	?	/ <sub>(C</sub>	OFFICIAL SEAL
Dated:	7.570		— <b>E</b> /Z <sub>1</sub>	en LUNGRONE &
				PUBLIC - STATE OF ILLINOIS HUBLIC - STATE OF ILLINOIS HMISSION EXPIRES:04/26/19
IMPRESS SI	CAL HEDE.		MY CC	MMISSION EXPINE
IMPKE22 21	EAL REKE.		<b>~~~~</b>	U <sub>x</sub>
COUNTY/IL	LINOIS TRAN	NSFER STAMP		CO

This instrument was prepared by: JAMES J. MORRONE, Attorney at Law 12820 S. Ridgeland, Unit C, Palos Heights, IL 60463

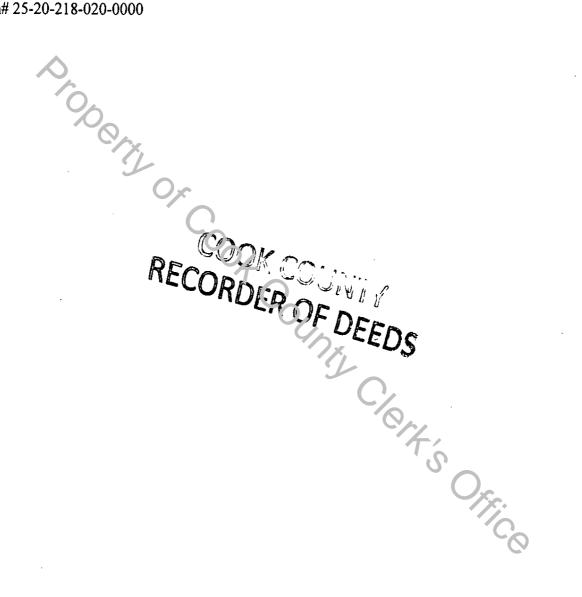
1831216032 Page: 6 of 7

#### **UNOFFICIAL COP**

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 1/2 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, Ranmgel4, East of the Third Principal Meridian, in Cook County, Illinois

Common Address: 11421 South Racine, Chicago, IL 60643

Pin# 25-20-218-020-0000



1831216032 Page: 7 of 7

## **UNOFFICIAL COPY**

## 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.

mudan
Date: Signature: Grantor or Agent
OFFICIAL SEAL JOHN M. M.ORRONE SUBSCRIBED and SWORN is defore mejors. My Commission Expires 7/26/2021  Notary Public
(Impress Seal Here)
The grantee or his agent affirms and verifies that the time 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 acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorize i to do business or acquire and hold title to real estate under the laws of the State of Illinois.
Date: Signature: Grante. or Agent
SUBSCRIBED and SWORN to before me on .  OFFICIAL SEAL  JOHN M. MORRONE  Notary Public - State of Illinois  My(ImpressiSeal:Here) ires 7/26/2021
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.]