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1900818051

Doc# 1900818051 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 01/09/2019 01:29 PM PG: 1 OF 3

WARRANTY DEED

MAIL TO:

RAFAEL ALBARRAN, ESQ.
11952 S. Harlem, Lower Level
Palos Heights, IL, 60463

NAME AND ADDRESS OF TAXPAYER:

REGINALDO GUTIERREZ
1442 Ridgeway Chicago, IL 60651
CHICAGO, IL, 60632

THE GRANTORS, REYNALDO GUTIERREZ and PORFIRIA GUTIERREZ, of 1442 Ridgeway, Chicago, IL, 60651 of the County of Cook of the State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY, RELEASES AND QUIT CLAIMS to THE GRANTEE, REGINALDO GUTIERREZ, of, of the County of Cook, of the State of Illinois, the following described Real Estate:

ALL OF LOT SEEN, NORTH SIX FEET OF LOT EIGHT IN BLOCK SIX IN BEEBE'S SUBDIVISION OF THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 2, TOWN 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Commonly known as: 1442 Ridgeway, Chicago, IL, 60651

Permanent Index Numbers: 16-02-112-030 - 0000

GRANTOR does hereby convey, release, and quit claim all of the GRANTOR'S rights, title, and interest in and to the above described property and premises to the GRANTEE, and to the GRANTEE'S heirs and assigns forever, so that neither GRANTOR, nor GRANTOR'S heirs, legal representatives, or assigns, shall have, claim or demand any right or title to the property, premises, or appurtenances, or any part thereof together with all and singular hereditaments and appurtenances, thereunto belonging or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents issues and profits thereof, and all the estate, right, title and interest, claim or demand whatsoever, of said GRANTOR, either in law or equity, of, and to the above described, with the appurtenances, unto the said GRANTEE, his heirs and assigns forever.

SUBJECT TO: 1.) All easements, 2.) rights of way, 3.) protective covenants, 4.) mineral reservations of record. 5.) all applicable zoning laws and ordinances.

GRANTOR hereby releases and waives all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois

REAL ESTATE TRANSFER TAX		08-Jan-2019
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

REAL ESTATE TRANSFER TAX		08-Jan-2019
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

16-02-112-030-0000 | 20190101670322 | 1-627-346-592

16-02-112-030-0000 | 20190101670322 | 0-011-007-648

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

Handwritten signature and date: 3/6/19

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Dated this 31ST Day of DECEMBER, 2018

Reynaldo Gutierrez

REYNALDO GUTIERREZ

Porfiria Gutierrez

PORFIRIA GUTIERREZ

State of Illinois)
) SS
County of Cook)

I, the undersigned, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that REYNALDO GUTIERREZ and PROFIRIA GUTIERREZ, personally known to me to be the same person whose name subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release waiver of the right of homestead.

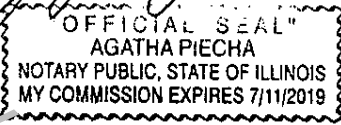
Given under my hand and official seal, this 31ST Day of December, 2018.

[Signature]

My Commission Expires 2/23/2020



[Signature]



Exempt under 35 ILCS 200/31-45(e) of the Illinois Real Estate Transfer Tax Law.
31 December 2018

[Signature]
Rafael Albarran, Esq.

This instrument was prepared by:

Rafael Albarran
Attorney at Law
11952 S. Harlem, Lower Level
Palos Heights, IL, 60463

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STATEMENT BY GRANTOR AND GRANTEE

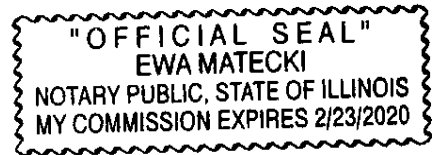
The **grantor** or his agent affirms that, to the best of his knowledge, the name of the **grantee** shown on the deed or assignment of beneficial interest in land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real 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 31 December 2018

Signature Reynaldo Gutierrez
Grantor or Agent

Signature Profiria Gutierrez
Grantor or Agent

Subscribed and sworn before me
By the said REYNALDO GUTIEREZ and PROFIRIA GUTIEREZ,
This 31 Day of December 2018.
Notary Public [Signature]



The **grantee** or his agent affirms and verifies that the name of the **grantee** shown on the deed or assignment of beneficial interests in 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 31 Decemner 2018

Signature Reginaldo Gutierrez
Grantee or Agent

Subscribed and sworn before me
By the said REGINALDO GUTIERREZ
This 31 Day of December 2018.
Notary Public [Signature]



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 of a Class A misdemeanor for a subsequent offense.

(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 Tax Act