

UNOFFICIAL COPY

Quit Claim Deed


ILLINOIS STATUTORY

MAIL TO:

Ana Moreno
1321 SW 8th St. Apt. 2
Miami, Florida 33135

NAME & ADDRESS OF TAX PAYER:

Ana Moreno
1321 SW 8th St. Apt. 2
Miami, Florida 33135



1901116079D

Doc# 1901116079 Fee \$44.00

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

AFFIDAVIT FEE: \$2.00

EDWARD M. MOODY
COOK COUNTY RECORDER OF DEEDS

DATE: 01/11/2019 04:39 PM PG: 1 OF 4

THE GRANTOR(S)

Jesus Jimenez and Ana Moreno, of the Cook County of the State of Illinois for and in consideration of Ten (\$10.00) DOLLARS and other good and valuable consideration(s) in hand paid,

CONVEY AND QUIT CLAIM to Ana Moreno, a single woman residing at 1321 SW 8th St. Apt. 2, Miami, Florida 33135,

of the County Cook and the State of Illinois, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

(LEGAL DESCRIPTION)

Parking space located at 4350 N. Broadway St., unit P-5, Chicago, IL, 60613 (Buena Pointe Condominiums)
(See attached legal description).

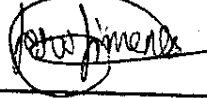
hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

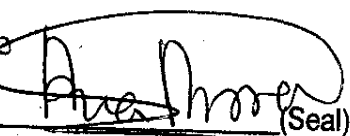
TO HAVE AND TO HOLD the above granted premises unto the parties of the second part forever, not a joint tenants or tenants by the entirety, but as tenants in common.

Permanent Index Number(s): 14-17-403-056-1114 (14-17-403-022-0000, 14-17-403-023-0000, 14-17-403-024-0000, 14-17-403-025-0000)

Property Address: 4350 N. BROADWAY ST., UNIT P-5, CHICAGO, ILLINOIS 60613

Dated this 5th day of July, 2009 2018

JESUS JIMENEZ
(grantor)  (Seal)
(Print or type name here)

Ana MORENO
(grantee)  (Seal)
(Print or type name here)

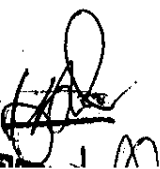
(Print or type name here) (Seal)

(Print or type name here) (Seal)

STATE OF ILLINOIS)

NOTE: PLEASE TYPE OR PRINT NAME BELOW ALL SIGNATURES

CCRD REVIEW
CCRD REVIEW



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Kingdom of Spain
Province and City of Sevilla
Consular Agency of the United States of America } SS

) SS.
County of _____)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, (Print or type name here) JESUS JIGENEZ & ANA MORENO 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.

Given under my hand and notaries seal, this 5th day of JULY, 2018

RAYNOLD VON SATSON

Notary Public

My commission expires on N/A

Raynold Von Satson
U.S. CONSULAR AGENT
Seville, Spain

IMPRESS SEAL HERE

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

NAME AND ADDRESS OF PREPARER:

RAYNOLD VON SATSON

EXEMPT UNDER PROVISIONS OF PARAGRAPH SECTION 4,


REAL ESTATE TRANSFER ACT.

DATE: 07/05/2018

Signature of Buyer, Seller or Representative.



Agencia Consular de los EE.UU. de América
Plaza Nueva 8-B
Planta 2, Nº 4 /
41001 - Sevilla

This conveyance must contain the name and address of the Grantee for tax billing purposes: (55ILCS 5/3-5020) and name and address of the person preparing the instrument: (55 ILCS 5/3-5022).

REAL ESTATE TRANSFER TAX		11-Jan-2019
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

14-17-403-056-1114 | 20180801673096 | 0-895-037-088

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

REAL ESTATE TRANSFER TAX		11-Jan-2019
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

14-17-403-056-1114 | 20180801673096 | 0-215-248-544

Agencia Consular de los EE.UU. de América
Plaza Nueva 8-B
Planta 2. Nº 4

UNOFFICIAL COPY**LEGAL DESCRIPTION:**

UNIT P-5 IN BUENA POINTE CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOTS 1 THROUGH 4 IN BLOCK 2 IN BUENA PARK, A SUBDIVISION OF THE SOUTHEAST QUARTER OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED FEBRUARY 26, 2004, AS DOCUMENT NO. 0405732139, AS AMENDED FROM TIME TO TIME, TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

SUBJECT ONLY TO THE FOLLOWING: SUBJECT ONLY TO THE FOLLOWING: (I) NON-DELINQUENT REAL ESTATE TAXES; (II) APPLICABLE ZONING, PLANNED DEVELOPMENT AND BUILDING LAWS AND ORDINANCES AND OTHER ORDINANCES OF RECORD; (III) ENCROACHMENTS ONTO THE PROPERTY, IF ANY; (IV) ACTS DONE OR SUFFERED BY PURCHASER OR ANYONE CLAIMING BY, THROUGH OR UNDER PURCHASER; (V) COVENANTS, CONDITIONS, AGREEMENTS, BUILDING LINES AND RESTRICTIONS OF RECORD; (VI) EASEMENTS RECORDED AT ANY TIME PRIOR TO CLOSING, INCLUDING ANY EASEMENTS ESTABLISHED BY OR IMPLIED FROM THE DECLARATION OR AMENDMENTS THERETO AND ANY EASEMENTS PROVIDED FOR IN ANY PLAT OF SUBDIVISION OF THE PROJECT WHICH MAY HEREAFTER BE RECORDED; (VII) TERMS, CONDITIONS, AND RESTRICTIONS OF THE DECLARATION; (VIII) AGREEMENT AND DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED ON FEBRUARY 26, 2004 AS DOCUMENT NO. 0405732138; (IX) ROADS OR HIGHWAYS, IF ANY; (X) PURCHASER'S MORTGAGE, IF ANY; AND (XI) LIMITATIONS AND CONDITIONS IMPOSED BY THE CONDOMINIUM PROPERTY ACT OF THE STATE OF ILLINOIS.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE SUBJECT UNIT DESCRIBED HEREIN, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID UNIT SET FORTH IN THE DECLARATION OF CONDOMINIUM; AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING PROPERTY DESCRIBED THEREIN. THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

THERE WAS NO TENANT IN THE UNIT.

Of Cook County Clerk's Office

Kingdom of Spain
Province and City of Sevilla
Consular Agency of the United States of America

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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: July 15th, 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: RAYNOLD VON SAMSON

By the said (Name of Grantor): JOS JIMENEZ & ANA TORENO

AFFIX NOTARY STAMP BELOW

On this date of: July 15th, 2018

NOTARY SIGNATURE: _____

Raynold Von Samson
U.S. CONSULAR AGENT

[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: July 15th, 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: RAYNOLD VON SAMSON

By the said (Name of Grantee): ANA TORENO

AFFIX NOTARY STAMP BELOW

On this date of: July 15th, 2018

NOTARY SIGNATURE: _____

Raynold Von Samson
U.S. CONSULAR AGENT

[Signature]

CRIMINAL LIABILITY NOTICE
Seville, Spain
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)**)

rev. on 10.17.2016

Agencia Consular de los EE.UU. de América
Plaza Nueva 8-B