

UNOFFICIAL COPY

1-18024
Quit Claim Deed
Anton Acorn

ILLINOIS STATUTORY

MAIL TO:
FLIPPING CHICAGOLAND, INC.
2316 S 61ST CT
CICERO, IL 60804

NAME & ADDRESS OF TAX PAYER:
FLIPPING CHICAGOLAND, INC.
2316 S 61ST CT
CICERO, IL 60804

THE GRANTOR(S)

LORENZO OCHOA & MARIA BAUTISTA husband and wife,
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, FLIPPING CHICAGOLAND, INC., an Illinois Corporation
of the County of 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:

THE SOUTH 1/2 OF THE NORTH 1/2 OF LOT 23 IN KIRCHMAN AND EDLAN AUSTIN BOULEVARD
SUBDIVISION OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 20,
TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE WEST 40
FEET THEREOF) IN COOK COUNTY, ILLINOIS.

Hereby releasing and waiving all rights under and by 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 as
joint tenants or tenants by the entirety, but as tenants in common.

Permanent Index Number(s): 16-20-400-031-000 ◊

Property Address: 1624 S 59TH Court, Cicero, IL 60804

HERITAGE TITLE COMPANY
5849 W LAWRENCE AVE
CHICAGO, IL 60630

Date this 5th day of September, 2018

Lorenzo Ochoa
Grantor's Name

Lorenzo Ochoa
Grantor's Signature

Maria Bautista
Grantor's Signature

Maria Bautista
Grantor's Name



Doc# 1905622088 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 02/25/2019 02:09 PM PG: 1 OF 3



T O W N S T A X	Town of Cicero	Address: 1624 S 59 TH Court	Real Estate Transfer Tax
		Date: 09/05/2018	\$50.00
		Stamp #: 2018-5238	Payment Type: Cash
		By: kda-2018	Compliance #:
			Exempt

SY
R3/66
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SC
INT

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STATE OF ILLINOIS) SS.

COUNTY OF COOK)

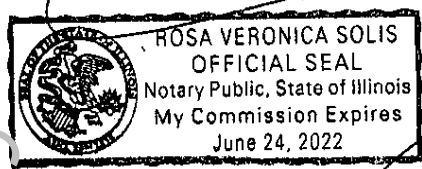
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, **Lorenzo Ochoa and*** personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed 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.

***Maria Bautista**

Given under my hand and notaries seal, this 5th day of September, 2017.

NOTARY PUBLIC

My commission expires on 06/24/22



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

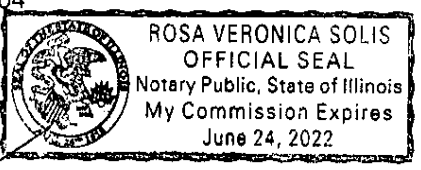
NAME AND ADDRESS OF PREPARER:

FLIPPING CHICAGOLAND, INC.
2316 S 61ST CT
CICERO, IL 60804

EXEMPT UNDER PROVISIONS OF PARAGRAPH

E SECTION 4,
DATE: September 5th, 2017

Lorenzo Ochoa
Signature of Buyer, Seller or Representative.



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 IL CS 5/3-5022).

REAL ESTATE TRANSFER TAX		25-Feb-2019
COUNTY:		0.00
ILLINOIS:		0.00
TOTAL:		0.00

16-20-400-031-0000 | 20190201607302 | 0-386-893-216

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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: 09 05 20 18

SIGNATURE: Lorenzo O. Ben
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:

Rosa Veronica Solis

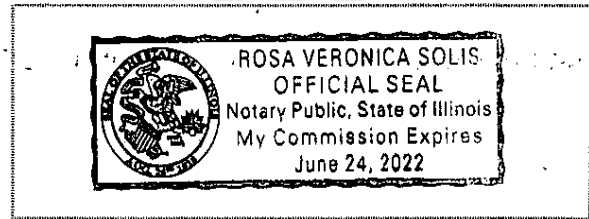
By the said (Name of Grantor): _____

On this date of: 09 05 20 18

NOTARY SIGNATURE: _____

[Handwritten Signature]

AFFIX NOTARY STAMP BELOW



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: 09 05 20 18

SIGNATURE: Lorenzo O. Ben
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:

Rosa Veronica Solis

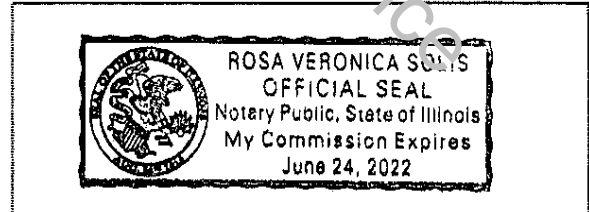
By the said (Name of Grantee): _____

On this date of: 09 05 20 18

NOTARY SIGNATURE: _____

[Handwritten Signature]

AFFIX NOTARY STAMP BELOW



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 the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**)