

UNOFFICIAL COPY



19270130980

QUIT CLAIM DEED Statutory (Illinois)

Doc# 1927013098 Fee \$88.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 09/27/2019 12:38 PM PG: 1 OF 2

Property of Cook County Clerk's Office


THE GRANTOR, QCD FINANCIAL, LLC, an Illinois limited liability company, having its principle office at 3 Grant Sq. #212 Hinsdale IL 60521 for and in consideration of TEN & 00/100 (\$10.00) DOLLARS and other good and valuable consideration in hand paid, **CONVEYS AND QUIT CLAIMS TO GRANTEE, MARIO A. LOPEZ,** the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

Address of Real Estate: 13541 S BRANDON AVE CHICAGO IL 60633

Permanent Real Estate Tax Number: 26-31-410-017-0000

LOT 31 IN BLOCK 7 IN THE CALUMET AND CHICAGO CANAL AND DOCK COMPANY'S SUBDIVISION OF THAT PART LYING NORTHEAST OF THE CHICAGO AND WESTERN INDIANA RAILROAD OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 31, TOWNSHIP 37 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

SUBJECT TO: Current and Past due General Real Estate Taxes; special taxes or assessments, if any, for improvements not yet completed; installments, if any, not due at the date hereof any special taxes or assessments for improvements heretofore completed; building lines and building restrictions; private, public and utility easements; covenants and restrictions of record as to use and occupancy; the general exceptions to the title commitment; local, state and federal laws, ordinances or governmental regulations, included but not limited to, building code violations, liens and judgments; leases and tenancies; pending building code violations court cases; items appearing of record or that would be shown on a survey.

REAL ESTATE TRANSFER TAX	27-Sep-2019
 CHICAGO:	45.00
CTA:	18.00
TOTAL:	63.00 *

26-31-410-017-0000 | 20190901602272 | 1-388-807-776

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

REAL ESTATE TRANSFER TAX 27-Sep-2019



COUNTY:	3.00
ILLINOIS:	6.00
TOTAL:	9.00

26-31-410-017-0000 | 20190901602272 | 0-202-589-792


S Y
P 2
S —
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Quit Claim Deed - *continued*

DATED this 16TH day of September, 2019.

QCD FINANCIAL, LLC
By: SENECTUM FINANCIAL, its Manager
By: SENECTUM, LLC, its Manager

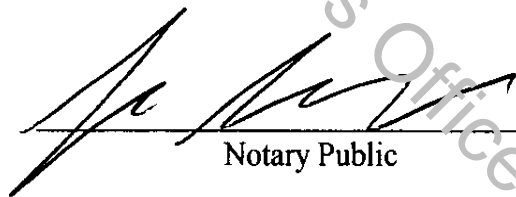
By: 
Daria Balina
Manager/Member

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Daria Balina, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledge that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 16 day of September, 2019.




Notary Public

PREPARED BY:
Craig S. Kozys
QCD Financial, LLC
3 Grant Sq #212
Hinsdale IL 60521

SEND SUBSEQUENT TAX BILLS TO:
Mario A. Lopez
12826 S Commercial Ave
Chicago IL 60633