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QUIT CLAIM DEED

THE GRANTOR(S), Edward Fron and Frances Fron, husband and wife of the Village of Orland Park, IL and Michael A. Rodriguez, married to Leticia Cantu Garcia, of the Village of Oak Lawn, County of Cook, State of Illinois, for and in consideration of ten dollars and other good and valuable consideration in hand paid, CONVEY(S) AND QUIT CLAIM(S) all interest to Edward Fron and Frances Fron, his wife as Joint Tenants and Michael A. Rodriguez and Leticia Cantu Garcia, his wife as Tenants by the Entirety, the following described real estate situated in Cook County, Illinois:



Doc# 1928316028 Fee \$88.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 10/10/2019 10:54 AM PG: 1 OF 4

UNIT NUMBER 3-C, AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS "PARCEL"): LOT 2 IN MCNAMARA'S 106<sup>TH</sup> STREET AND KILPATRICK AVENUE RESUBDIVISION OF PART OF THE NORTHWEST QUARTER OF SECTION 15, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY ILLINOIS, A SURVEY OF SAID PARCEL IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST AGREEMENT DATED DECEMBER 20, 1972, AND KNOWN AS TRUST NUMBER 77433, RECORDED IN THE OFFICE OF THE RECORDER OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 22942437 TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION ALSO TOGETHER WITH A PERPETUAL EXCLUSIVE EASEMENT USE FOR PARKING PURPOSES IN AND TO PARKING AREA NUMBER 3-C AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY, AND AMENDMENTS THERETO ALL IN COOK COUNTY, ILLINOIS.

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

Property address: 4715 w. 106<sup>th</sup> Street, Unit 3-C, Oak Lawn, IL 60453 PIN: 24-15-115-017-1011

DATED this 23rd day of September, 2019.

REAL ESTATE TRANSFER TAX		10-Oct-2019
COUNTY:		0.00
ILLINOIS:		0.00
TOTAL:		0.00
24-15-115-017-1011   20190901698377   0-842-757-728		

S ✓  
P ✓  
S ✓  
M ✓  
SC ✓  
E ✓  
INT ✓

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*Edward Fron*

Edward Fron

*Frances Fron*

Frances Fron

*Michael A. Rodriguez*

Michael A. Rodriguez

*Leticia Cantu Garcia*

Leticia Cantu Garcia

State of Illinois  
County of COOK

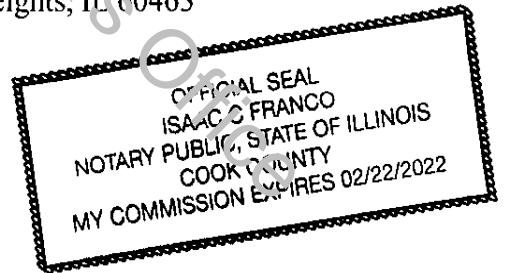
I, the undersigned, a Notary Public/Attorney in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Edward Fron, Frances Fron, Michael A. Rodriguez and Leticia Cantu Garcia, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered this instrument as their 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 Notarial Seal this 23 day of September, 2019.

IMPRESS SEAL  
HERE

*Isaac Franco*  
NOTARY PUBLIC

Mail recorded Deed and future tax bills to: Michael A. Rodriguez, 4715 W. 106<sup>th</sup> Street, Unit 3C, Oak Lawn, IL 60453

This instrument by: Isaac C. Franco, 11950 S. Harlem, Suite 101, Palos Heights, IL 60463



*Exempt under provisions of Paragraph E Section 4, Real Estate Transfer Tax Act.*

Date: 9/23, 2019

*Isaac Franco*  
Representative

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STATE OF ILLINOIS )  
                                      ) SS.  
COUNTY OF COOK )

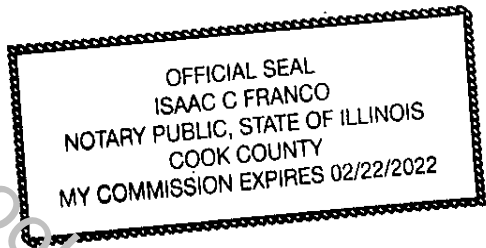
GRANTOR/GRANTEE AFFIDAVIT

To the best of his knowledge, the name of the grantor 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 in 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.

Edward Fran  
Grantor-Attorney

SUBSCRIBED and SWORN to

before me this 03 day  
of September, 2019.



Isaac C Franco  
Notary Public

The name of the grantee shown on the deed or assignment of beneficial interest in the 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 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.

Edward Fran  
Grantee-Attorney

SUBSCRIBED and SWORN to

before me this 03 day  
of September, 2019.

Isaac C Franco  
Notary Public



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9446 South Raymond Avenue, Oak Lawn Illinois 60453  
Telephone: (708) 636-4400 | Facsimile (708) 636-8606 | WWW.OAKLAWN-IL.GOV



## CERTIFICATE OF REAL ESTATE TRANSFER TAX EXEMPTION

4715 W 106TH ST

Oak Lawn Il 60453

This is to certify, pursuant to Section 20-65 of the Ordinance of the Village of Oak Lawn relating to a Real Estate Transfer Tax, that the transaction accompanying this certificate is exempt from the Village of Oak Lawn Real Estate Transfer Tax pursuant to Section(s) 1 (E) of said Ordinance

Dated this 30TH day of SEPTEMBER, 2019

**Dr. Sandra Bury**  
Village President

**Jane M. Quinlan, MMC**  
Village Clerk

**Larry R. Deetjen, CM**  
Village Manager

**Village Trustees**

- Tim Desmond
- Paul Mallo
- Alex G. Olejniczak
- Thomas E. Phelan
- Bud Stalker
- Terry Vorderer

\_\_\_\_\_  
Larry Deetjen  
Village Manager

SUBSCRIBED and SWORN to before me this

30TH Day of SEPTEMBER, 2019

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Property of Cook County Clerk's Office