

QUIT CLAIM DEED

UNOFFICIAL COPY



MAIL TO & PREPARED BY:

Doc# 1931912111 Fee \$88.00

VALERIE A. VARNEY
7420 S. County Line Rd. Ste. 8
Burr Ridge, IL 60527

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

EDWARD H. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 11/15/2019 03:42 PM PG: 1 OF 2

NAME & ADDRESS OF TAXPAYER:

Anthony F. Mentasana
1489 Kingston Ct.
Des Plaines, IL 60018

THE GRANTORS, Edward Przybylski and Rose Przybylski, husband and wife, for the consideration of Ten (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, CONVEY and QUIT CLAIM to Anthony F. Mentasana, Jaci Mentasana, Greg Tsonis & Kathy C. Tsonis, not as joint tenants, but as tenants in common, all of the interest in the following described real estate in Cook County, Illinois:

LOT 37 IN HRUBY AND COMPANY'S SUBDIVISION OF PART OF THE SOUTH EAST FRACTIONAL 1/4 OF THE SOUTH EAST FRACTIONAL 1/4 OF SECTION 31, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

19317-88

Commonly Known as: 6426 N. Nashville Ave., Chicago IL 60631
Parcel No. 10-31-416-027-0000

DATED this: 30 day of October, 2019

Edward Przybylski
Edward Przybylski

Table with 2 columns: REAL ESTATE TRANSFER TAX and 15-Nov-2019. Rows include CHICAGO: 0.00, CTA: 0.00, TOTAL: 0.00\*

10-31-416-027-0000 | 20191101646273 | 1-811-401-056
\* Total does not include any applicable penalty or interest due.

Rose Przybylski
Rose Przybylski

This transaction is exempt under the provisions of 35 ILCS 305/4(e)

Handwritten signature and date 11-30-19

Table with 2 columns: REAL ESTATE TRANSFER TAX and 15-Nov-2019. Rows include COUNTY: 0.00, ILLINOIS: 0.00, TOTAL: 0.00. Includes logos for State of Illinois and County of Cook.

State of Illinois
County of Cook

Vertical stamp: SY 2 SC Y INT JH

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Edward Przybylski and Rose Przybylski personally known to me to be the same person whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as a 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 official seal, this 30 day of October 2019

Commission expires 02-25-2020

Shana Henderson
NOTARY PUBLIC



# UNOFFICIAL COPY

## 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: 10 | 30 | 20 19

SIGNATURE: *Valerie Vann*  
GRANTOR or AGENT

**GRANTOR NOTARY SECTION:** The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

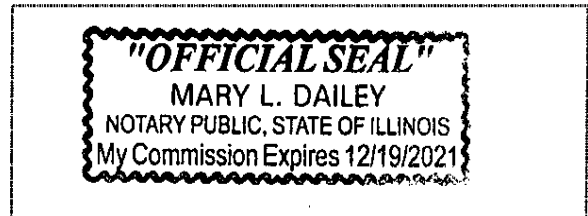
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantor): *Valerie Vann, Agent*

On this date of: 10 | 30 | 20 19

NOTARY SIGNATURE: *Mary L Dailey*

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: 10 | 30 | 20 19

SIGNATURE: *Valerie Vann*  
GRANTEE or AGENT

**GRANTEE NOTARY SECTION:** The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

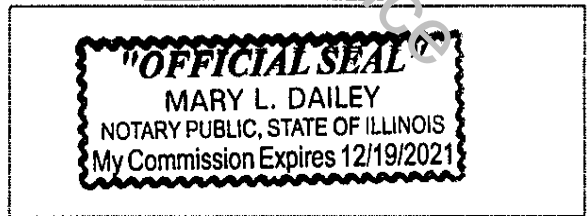
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantee): *Valerie Vann Agent*

On this date of: 10 | 30 | 20 19

NOTARY SIGNATURE: *Mary L Dailey*

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)**