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National Title Solutions, Inc.

QUIT CLAIM DEED ILLINOIS STATUTORY Individual



Doc# 2002313076 Fee \$88.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 01/23/2020 12:35 PM PG: 1 OF 4

File Number: 2019-8232

THE GRANTOR(S) ALBERTO MONTALVO, MARRIED TO ADELAI DA MONTALVO, AND REBECCA MONTALVO, MARRIED TO OSVALDO LEON, AS JOINT TENANTS, whose address is 5436 West Race Avenue, Chicago, IL 60644, of the County of Cook, State of Illinois for and in consideration of Ten Dollars, (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S) and QUIT CLAIM(S) to REBECCA MONTALVO, MARRIED TO OSVALDO LEON, whose address is 5436 West Race Avenue, Chicago, IL 60644 of the County of Cook, State of Illinois. All interest in the following described Real Estate situated in the County of Cook, State of Illinois, to wit:

LOTS 43 AND 44 IN BLOCK 2 IN WILSON AND ST. CLAIR'S RESUBDIVISION OF BLOCK 3 IN SUBDIVISION OF BLOCK 5 IN MERRICK'S ADDITION TO AUSTINVILLE AND SUBDIVISION OF LOTS 2 TO 6 OF BLOCK 6 OF AUSTIN & MERRICK'S SUBDIVISION OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 3 COMPRISING THE EAST PART OF AUSTINVILLE, BEING AUSTIN & MERRICK'S SUBDIVISION OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 8 AND THE WEST 1/2 OF THE NORTHWEST 4 OF SECTION 9, TOWNSHIP 39 NORTHEAST 1/4 OF SECTION 8 AND THE WEST 1/2 OF THE NORTHWEST 4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 16-09-115-025-0000

Hereby releasing and waiving all right under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 16-09-115-025-0000

Address(es) of Real Estate: 5436 West Race Avenue, Chicago, IL 60644

EXEMPT UNDER PROVISIONS OF
Paragraph E Section 31-45
Property Tax Code:

S Y
P 4
S —
M Y
SC —
E X
INT —

12/23/19
Date

[Signature]
Buyer, Seller or Representative

| REAL ESTATE TRANSFER TAX | 16-Jan-2020 |
|--------------------------|-------------|
| CHICAGO: | 0.00 |
| CTA: | 0.00 |
| TOTAL: | 0.00 * |

| REAL ESTATE TRANSFER TAX | 23-Jan-2020 |
|--------------------------|-------------|
| COUNTY: | 0.00 |
| ILLINOIS: | 0.00 |
| TOTAL: | 0.00 |

16-09-115-025-0000 | 20200101693179 | 0-058-332-000

16-09-115-025-0000 | 20200101693179 | 1-943-620-448

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

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Dated this 23 day of DEC, 2019

Albert Montalvo
ALBERTO MONTALVO

Rebecca Montalvo
REBECCA MONTALVO

Adelaida Montalvo
ADELAIDA MONTALVO

Oswaldo Leon
OSVALDO LEON

State of IL, County of COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT ALBERTO MONTALVO, ADELAIDA MONTALVO, REBECCA MONTALVO, OSVALDO LEON, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said 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 official seal, this 23 day of DEC, 2019

Egidijus Juskus (Notary Public)
OFFICIAL SEAL
EGIDIJUS JUSKUS
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 03/26/2022

After Recording, Return To:

National Title Solutions, Inc.
3550 Hobson Rd. Suite 101
Woodridge, IL 60517

Prepared By:

Meghan Stokes
Law Office of Meghan Stokes LLC
4906 W Hutchinson St.
Chicago, IL 60641

Mail Tax Bill(s) To:

Rebecca Montalvo
5436 West Race Avenue
Chicago, IL 60644

PROPERTY OF COOK COUNTY CLERK'S OFFICE

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee 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 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 title to real estate under the laws of the State of Illinois.

Dated 12-23, 2019

Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me
By the said DENNIS HARRIS
This 23 day of December, 2019
Notary Public Kristin Monachello



The grantee or his agent affirms and verifies that the name of the grantee 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 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 title to real estate under the laws of the State of Illinois.

Date 12-23, 2019

Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me
By the said DENNIS HARRIS
This 23 day of December, 2019
Notary Public Kristin Monachello



Note: 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 Section 4 of the Illinois Real Estate Transfer Tax Act.)

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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: 12 | 23 | 2019

SIGNATURE: [Signature]
GRANTOR or AGENT

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

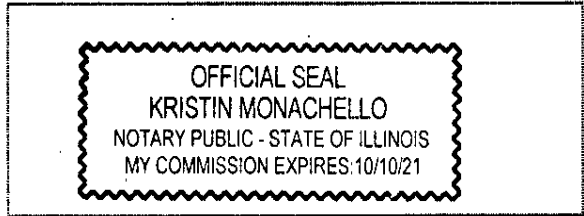
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantor): Michelle Gomez

On this date of: 12 | 23 | 2019

NOTARY SIGNATURE: Kristin Monachello

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: 12 | 23 | 2019

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:

By the said (Name of Grantee): Michelle Gomez

On this date of: 12 | 23 | 2019

NOTARY SIGNATURE: Kristin Monachello

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)**)