

UNOFFICIAL COPY

Doc#: 2007215094 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 03/12/2020 11:47 AM Pg: 1 of 4

Dec ID 20200301635350
ST/CO Stamp 1-287-241-568
City Stamp 1-317-224-288

QUITCLAIM DEED

20015592LRG

GRANTOR, BAUDELIO J. CARRILLO and MARIA C. CARRILLO, husband and wife (herein, "Grantor"), whose address is 4235 S. Rockwell St., Chicago, IL 60632, for and in consideration of Ten and No/100 Dollars (\$10.00), and for other good and valuable consideration, CONVEYS AND QUITCLAIMS to **GRANTEE** BAUDELIO J. CARRILLO and MARIA C. CARRILLO, husband and wife, whose address is 4235 S. Rockwell St., Chicago, IL 60632, and EVARISTO CARRILLO, a married man, whose address is 8423 S. 79th Ct., Justice, IL 60458, as joint tenants with right of survivorship (together herein, "Grantee), all of Grantor's interest in and to the following described real estate located in Cook County, Illinois:

SEE EXHIBIT A ATTACHED HERETO.

Property Address: 4235 S. Rockwell St., Chicago,
IL 60632

Permanent Index Number: 19-01-220-014-0000

Subject to general taxes for the year of this deed and all subsequent years; building lines, easements, covenants, conditions, restrictions, and other matters appearing of record, if any. And said Grantor hereby releases and waives all marital property rights and all rights under and by virtue of the Homestead Exemption Law of the State of Illinois.

EXEMPT FROM TRANSFER TAX UNDER 35 ILCS 200/31-45(E) - ACTUAL CONSIDERATION FOR TRANSFER IS LESS THAN \$100

To have and to hold said premises forever.

Dated this 04 day of MARCH, 2020.

GRANTOR

Baudelio Carrillo

BAUDELIO J. CARRILLO

When recorded return to:

BAUDELIO J. CARRILLO
MARIA C. CARRILLO
EVARISTO CARRILLO
4235 S ROCKWELL ST.
CHICAGO, IL 60632

Send subsequent tax bills to:

BAUDELIO J. CARRILLO
MARIA C. CARRILLO
EVARISTO CARRILLO
4235 S ROCKWELL ST.
CHICAGO, IL 60632

This instrument prepared by:

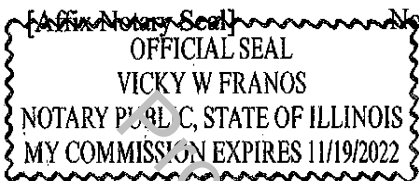
LEILA L. HALE, ESQ.
423 LITHIA PINECREST ROAD
BRANDON, FL 33511

MAIL TO: RAVENSWOOD
TITLE COMPANY, LLC
401 S. LASALLE ST. #1502
CHICAGO, IL 60605

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STATE OF ILLINOIS
COUNTY OF COOK

This instrument was acknowledged before me on MARCH 4, 2020, by BAUDELIO J. CARRILLO.



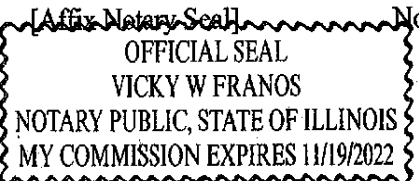
Notary Signature: [Signature]
Printed name: VICKY W FRANOS
My commission expires: 11/19/2020

GRANTOR

[Signature]
MARIA C. CARRILLO

STATE OF ILLINOIS
COUNTY OF COOK

This instrument was acknowledged before me on MARCH 4, 2020, by MARIA C. CARRILLO.



Notary Signature: [Signature]
Printed name: VICKY W FRANOS
My commission expires: 11/19/2020

EXEMPT FROM REAL ESTATE TRANSFER TAX UNDER THE PROVISIONS OF 35 ILCS 200/31-45(E) - ACTUAL CONSIDERATION FOR TRANSFER IS LESS THAN \$100

[Signature]
Signature of Buyer/Seller/Representative

03/04/2020
Date

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EXHIBIT A

[Legal Description]

LOT 36 (EXCEPT THE NORTH 12 FEET) AND LOT 35 (EXCEPT THE SOUTH 6 FEET) IN BLOCK 4 IN PHARE AND SACKETTS SUBDIVISION OF THE SOUTH 1/4 OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 1, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

This property constitutes the homestead real property of grantor.

The parties herein confirm and agree by their signatures above and/or acceptance of this document that the preparer of this document has not advised the parties on the propriety or suitability of the conveyance; has been engaged solely for the purpose of preparing this instrument; has prepared the instrument only from information given to preparer by the parties and/or their representatives; has not verified the accuracy of the consideration stated to have been paid or upon which any tax may have been calculated; has not verified the legal existence or authority of any party or person executing the document; has not been requested to provide nor has preparer provided a title search, an examination of title or legal description, an opinion on title, legal review or advice of any sort, or advice on property taxes, reassessments, other taxes or the tax, legal or non-legal consequences that may arise from the conveyance; and that they agree to hold harmless, indemnify and defend the preparer from and against any and all losses, liabilities, claims, demands, actions, suits, proceedings, and costs of every nature arising therefrom. The parties herein further agree at any time, and from time to time, to cooperate, adjust, initial, execute, re-execute and re-deliver such further deeds and documents, correct any defect, error or omission and do any and all such further things as may be necessary to implement and carry out the intent of the parties in making this conveyance. Preparer shall not be liable for any consequences arising from modifications to this document not made or approved by preparer.

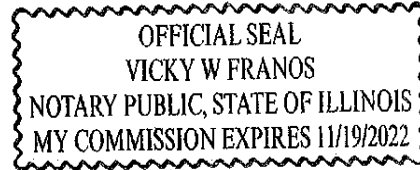
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STATEMENT OF GRANTOR/GRANTEE

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 03/04/2020, Signature: Baudelio Carrillo
Grantor or Agent

Subscribed and sworn to before
Me by the said BAUDELIO J CARRILLO
this 4 day of MARCH, 2020
Notary Public V W F



The grantee 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 03/04/2020, Signature: Baudelio Carrillo
Grantee or Agent

Subscribed and sworn to before
Me by the said BAUDELIO J CARRILLO
this 4 day of MARCH, 2020
Notary Public V W F

