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Doc#: 2015457150 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 06/02/2020 10:32 AM Pg: 1 of 6

Dec ID 20200301638182

Commitment Number: 100475211
Seller's Loan Number: 8200080548

This instrument prepared by: Ross M. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law,
3805, Edwards Road, Suite 550, Cincinnati, Ohio 45209 (513) 247-9605.

After Recording Return To:
National Link
1000 Commerce Drive
Suite 300
Pittsburgh, PA 15275

Mail Tax Statements To: SERAFIN MARTINEZ, ALICIA MARTINEZ and SERAFIN
MARTINEZ, Jr.: 2229 CLEVELAND ST., EVANSTON, IL 60202

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
10-24-305-025

QUITCLAIM DEED

Exempt: Section: 35 ILCS 200/31-45(e): Deeds or trust documents where the actual
consideration is less than \$100

**SERAFIN MARTINEZ and ALICIA MARTINEZ, a married couple, and AUGUSTIN
VERTIZ RAMIREZ, whose mailing address is 2229 CLEVELAND ST., EVANSTON, IL
60202, hereinafter grantors, for \$0.00 (Zero Dollars and Zero Cents) in consideration paid, grant
and quitclaim to SERAFIN MARTINEZ and ALICIA MARTINEZ, a married couple, and
SERAFIN MARTINEZ, Jr., single, (parents and son), for their joint lives, with the remainder
to the survivor of them, hereinafter grantees, whose tax mailing address is 2229 CLEVELAND
ST., EVANSTON, IL 60202, with quitclaim covenants, all right, title, interest and claim to the
following land in the following real property:**

LOT 15 IN BLOCK 3 IN RAY P. TENNE'S FIRST ADDITION TO EVANSTON, BEING

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A SUBDIVISION OF THE SOUTHWEST 1/4 OF SECTION 24, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property Address is: 2229 CLEVELAND STREET, EVANSTON, IL 60202

Being the same property conveyed to **SERAFIN MARTINEZ, ALICIA MARTINEZ, and AUGUSTIN VERTIZ RAMIREZ**, by deed of Federal Home Loan Mortgage Corporation, recorded **101041095** in Cook County Records.

Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the seller acquired title.

The real property described above is conveyed subject to and with the benefit of: All easements, covenants, conditions and restrictions of record; in so far as in force applicable.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantors, either in law or equity, to the only proper use, benefit and behalf of the grantees forever.

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Executed by the undersigned on March 21, 2020:

Serafin Martinez
SERAFIN MARTINEZ

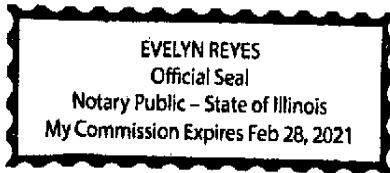
Alicia Martinez
ALICIA MARTINEZ

Augustin Vertiz
AUGUSTIN VERTIZ RAMIREZ

STATE OF IL
COUNTY OF COOK

The foregoing instrument was acknowledged before me on March 21, 2020 by **SERAFIN MARTINEZ, ALICIA MARTINEZ** and **AUGUSTIN VERTIZ RAMIREZ**, who are personally known to me or have produced IL Drivers License as identification, and furthermore, the aforementioned persons have acknowledged that their signatures were their free and voluntary act for the purposes set forth in this instrument.

Evelyn Reyes
Notary Public



Property of Cook County Clerk's Office

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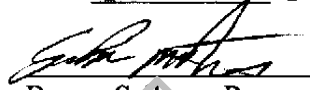
MUNICIPAL TRANSFER STAMP
(If Required)

COUNTY/ILLINOIS TRANSFER STAMP
(If Required)

EXEMPT under provisions of Paragraph (e) Section 31-45, Property Tax Code.

Date: 3-21-2020

CITY OF EVANSTON
EXEMPTION



Buyer, Seller or Representative

Property of Cook County Clerk's Office

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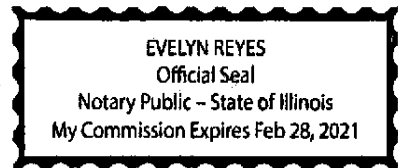
STATEMENT BY GRANTOR AND GRANTEE

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 land trust is either a natural person, and 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 3-21, 2020

Augustin Vertiz
Signature of Grantor or Agent

Subscribed and sworn to before
Me by the said Augustin Vertiz Ramirez
this 21 day of March,
2020.



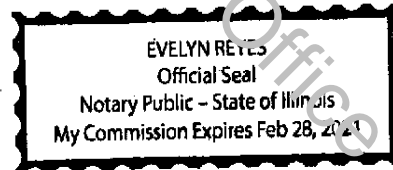
NOTARY PUBLIC [Signature]

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 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.

Date 3-21, 2020

Serafin
Signature of Grantee or Agent

Subscribed and sworn to before
Me by the said Serafin Martinez Jr
This 21 day of March,
2020.



NOTARY PUBLIC [Signature]

NOTE: Any person who knowingly submits a false statement concerning the identity of 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.)

