

UNOFFICIAL COPY

Doc#: 2020213009 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 07/20/2020 09:20 AM Pg: 1 of 3

Drafted by and Return to:

Thomas J. Hansen
422 North Northwest Highway, B5
Park Ridge, IL 60068

Dec ID 20200201622501
City Stamp 1-191-771-360

Send Tax Bills To:

SALVATORE J. MAGGIORE and
LISA A. MAGGIORE
3754 North Spaulding Avenue
Chicago, IL 60618

WARRANTY DEED

The Grantor(s),

SALVATORE J. MAGGIORE and LISA A. MAGGIORE, who are
married to each other, of 3754 North Spaulding Avenue, Chicago, IL
60618

for GOOD AND VALUABLE CONSIDERATION, in hand paid, convey(s) and
warrant(s) to

SALVATORE J. MAGGIORE and LISA A. MAGGIORE, husband
and wife; as Trustees of the MAGGIORE FAMILY TRUST dated
February 25, 2020 of which SALVATORE J. MAGGIORE and LISA
A. MAGGIORE, husband and wife, are the primary beneficiaries,
said beneficial interest to be held in tenancy by the entirety, whose
address is 3754 North Spaulding Avenue, Chicago, IL 60618,

all interest in the following described real estate situated in the County of Cook,
in the State of Illinois, to wit:

LOT 2 IN ECKHART THON'S SUBDIVISION OF BLOCK 1 IN
BICKERDIKE'S SECOND ADDITION TO IRVING PARK, BEING A
SUBDIVISION OF THE WEST $\frac{3}{4}$ OF THE SOUTH $\frac{1}{2}$ OF THE
NORTHEAST $\frac{1}{4}$ OF SECTION 23, TOWNSHIP 40 NORTH,
RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN
COOK COUNTY, ILLINOIS.

PIN: 13-23-223-032-0000
Address: 3754 North Spaulding Avenue, Chicago, IL 60618

hereby releasing and waiving all rights under and by virtue of the Homestead

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Exemption Laws of the State of Illinois.

SUBJECT TO: Covenants, conditions and restrictions of records, General taxes for the year 2018 and subsequent years.

Exempt Under Provision of Paragraph H Section 4, Real Estate Transfer Act.

February 25, 2020

Salvatore J. Maggiore

SALVATORE J. MAGGIORE

Lisa A. Maggiore

LISA A. MAGGIORE

STATE OF ILLINOIS)

) ss.

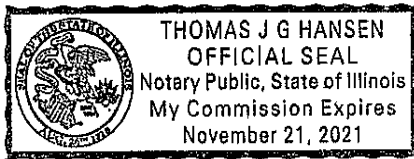
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said county, in the State aforesaid, DO HEREBY CERTIFY that **SALVATORE J. MAGGIORE** and **LISA A. MAGGIORE**, known to me to be the same persons whose names subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as a free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 25th day of February 2020.

[Signature]

Notary Public



REAL ESTATE TRANSFER TAX		09-Jun-2020
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	.00 *

13-23-223-032-0000 | 20200201622501 | 1-191-771-360

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

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STATEMENT BY GRANTOR AND GRANTEE

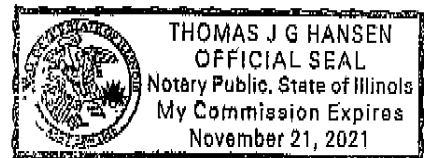
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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: February 25, 2020

Signature: *Salvatore Puffino*
Grantor

Subscribed and sworn to before me by said grantor on February 25, 2020

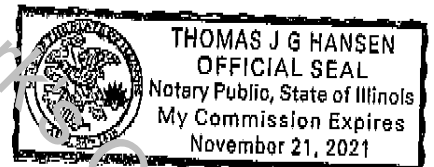
[Signature]
Notary Public



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: February 25, 2020

Signature: *Salvatore Puffino*
Grantee



Subscribed and sworn to before me by said grantee on February 25, 2020

[Signature]
Notary Public

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 the provisions of Section 4 of the Illinois Real Estate Transfer Act.)