

# UNOFFICIAL COPY

Doc#: 2028517138 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 10/13/2020 10:43 AM Pg: 1 of 4

Dec ID 20200801674131

City Stamp 0-489-869-792

## QUIT CLAIM DEED ILLINOIS STATUTORY

MAIL TO:

Baltazar Fernandez  
3742 S. Kedzie Ave.  
Chicago, IL 60632

NAME & ADDRESS OF TAXPAYER:

Same

RECORDER'S STAMP

Saul Fernandez, a married man and Baltazar Fernandez, a married man

THE GRANTOR(S)

of the City of Chicago County of Cook State of Illinois  
for and in consideration of Ten & no/100 DOLLARS

and other good and valuable considerations in hand paid,  
CONVEY(S) AND QUIT CLAIM(S) to Baltazar Fernandez and Rosaura Fernandez, husband  
and wife, as Tenants by the Entirety

(GRANTEE'S ADDRESS) 3742 S. Kedzie Ave.  
of the City of Chicago County of Cook State of Illinois  
all interest in the following described real estate situated in the County of Cook, in the State of Illinois,  
to wit:

See attached Legal Description

Saul Fernandez warrants this is not homestead property as to him.

NOTE: If complete legal cannot fit in this space, leave blank and attach a separate 8.5" x 11" sheet with a minimum of .5" clear margin on all sides.


hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Index Number(s): 16-35-406-021-0000

Property Address: 3742 S. Kedzie Ave., Chicago, IL 60632

Dated this 7<sup>TH</sup> day of August, A.D. 2020 ~~XXX~~  
X Saul Fernandez (Seal) X Baltazar Fernandez (Seal)  
Saul Fernandez (Seal) Baltazar Fernandez (Seal)

NOTE: PLEASE TYPE OR PRINT NAME BELOW ALL SIGNATURES

COMPLIMENTS OF  Chicago Title Insurance Company

# UNOFFICIAL COPY

STATE OF ILLINOIS } ss.  
County of Cook }

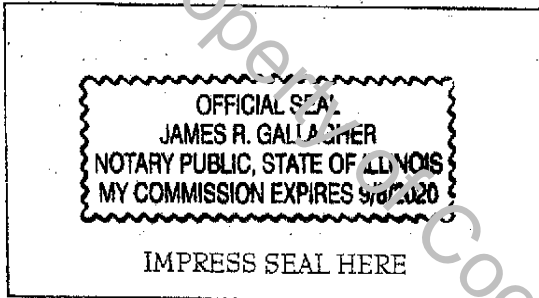
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Saul Fernandez, a married man & Baltazar Fernandez, a married man

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 the y signed, sealed and delivered the 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 notarial seal, this 17<sup>TH</sup> day of August, 2020, XII.

My commission expires on 9/8/2020

*James R. Gallagher*  
Notary Public



Cook COUNTY - ILLINOIS TRANSFER STAMP

\* If Grantor is also Grantee you may want to strike Release & Waiver of Homestead Rights.

NAME AND ADDRESS OF PREPARER:  
Atty. James R. Gallagher  
3960 W. 26th St.  
Chicago, IL 60623

EXEMPT UNDER PROVISIONS OF PARAGRAPH E SECTION 4,  
REAL ESTATE TRANSFER ACT  
DATE: Baltazar Fernandez  
Signature of Buyer, Seller or Representative

\*\* This conveyance must contain the name and address of the Grantee for tax billing purposes: ( 55 ILCS 5/3-5020) and name and address of the person preparing the instrument: ( 55 ILCS 5/3-5022)

REAL ESTATE TRANSFER TAX		25-Aug-2020
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00*
16-35-406-021-0000   20200801674131   0-489-869-792		
* Total does not include any applicable penalty or interest due		

TO \_\_\_\_\_ FROM \_\_\_\_\_

QUIT CLAIM DEED  
ILLINOIS STATUTORY

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Property of Cook County Clerk's Office

*Legal Description*

LOT 6 IN BLOCK 5 IN ADAM SMITH'S SUBDIVISION OF LOT 1 IN BLOCK 11, LOT 1 IN BLOCK 12 AND ALL OF BLOCK 17 IN J.H. REE'S SUBDIVISION OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 36 AND THAT PART OF THE SOUTHEAST 1/4 OF SECTION 35 LYING SOUTH OF THE ILLINOIS AND MICHIGAN CANAL IN TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 3742 South Kedzie Avenue, Chicago, Illinois 60632

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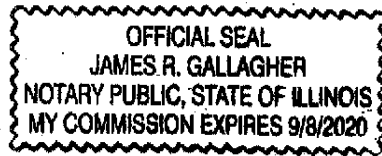
### Statement by Grantor and Grantee

The Grantor or his/her agent affirms that, to the best of his/her 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 and hold title to real estate under the laws of the State of Illinois.

Dated: 8/11/2020

Sam Fernandez  
Grantor or Agent

STATE OF ILLINOIS, County of Cook  
Subscribed and sworn to before me  
by the said Grantor  
this 11th day of August, 2020



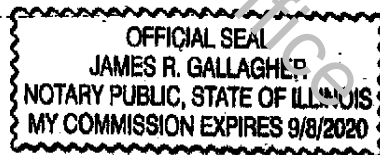
James R. Gallagher  
Notary Public

The Grantee or his/her 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 and hold title to real estate under the laws of the State of Illinois.

Dated: 8/7/2020

Sam Fernandez  
Grantee or Agent

STATE OF ILLINOIS, COUNTY OF Cook  
Subscribed and sworn to before me  
by the said Sam Fernandez  
this 7th day of August, 2020



James R. Gallagher  
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 Assignment of Beneficial Interest to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.