

UNOFFICIAL COPY

Doc#: 2029039012 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 10/16/2020 08:46 AM Pg: 1 of 4

Dec ID 20200801669432
ST/CO Stamp 0-888-762-848

QUIT CLAIM DEED

THE GRANTORS, Blesilda Tolentino and Dale Tolentino, a married couple, of 1092 Wakefield Drive, Elgin, Illinois 60120, and Chester Nikolo Tolentino, also known as Chester Tolentino, a single man, of 1713 Farmside Dr., Carpentersville, IL 60110, for and in consideration of Ten and No/100's Dollars (\$10.00) in hand paid, CONVEY and QUIT CLAIM to Blesilda Tolentino and Dale Tolentino, a married couple, of 1092 Wakefield Drive, Elgin, Illinois 60120, not as Tenants in Common, and not as Joint Tenants, but as Tenants by the Entirety, that following described Real Estate, situated in the County of Cook, in the State of Illinois, to-wit:

LOT 13, IN COBBLER'S CROSSING UNIT #4, BEING A SUBDIVISION OF PART OF THE EAST 1/2 OF THE FRACTIONAL SECTION 7, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 5, 1993 AS DOCUMENT NUMBER 93793792, IN COOK COUNTY, ILLINOIS. SITUATED IN THE COUNTY OF COOK AND THE STATE OF ILLINOIS.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. Property is not homestead as to Chester Nikolo Tolentino. TO HAVE AND TO HOLD said premises in fee simple, in Tenancy by the Entirety.

Permanent Real Estate Index Number: 06-07-210-026-0000

Address of Real Estate: 1092 Wakefield Drive, Elgin, Illinois 60120





DATED this 27th day of July, 2020.

Blesilda Tolentino (SEAL)
Blesilda Tolentino

Dale Tolentino (SEAL)
Dale Tolentino

Chester Nikolo Tolentino (SEAL)
Chester Nikolo Tolentino,
also known as Chester Tolentino

REAL ESTATE TRANSFER TAX		27-Aug-2020
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

06-07-210-026-0000

| 20200801669432 | 0-888-762-848

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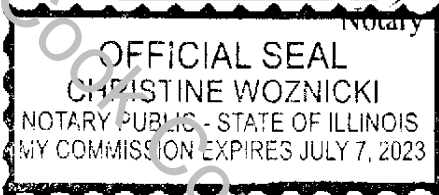
STATE OF ILLINOIS)
) SS
 COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Blesilda Tolentino and Dale Tolentino, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she and he signed, sealed and delivered the said instrument as her and his 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 27th day of July, 2020.

Commission expires July 7, 2023

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 Chester Nikolo Tolentino, also known as Chester Tolentino, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 27th day of July, 2020.

Commission expires July 7, 2023

Christine Woznicki
 Notary Public

THIS TRANSACTION IS EXEMPT FROM TRANSFER TAX, PURSUANT TO 35 ILCS 200/31-45(c)



[Signature]
 Seller, Buyer or Agent

date 7/29/2020

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This instrument was prepared by:

Megan Hopkins
 Wheatland Title Building
 105 West Veterans Parkway
 Yorkville, Illinois 60560
 630-723-3234

The Attorney preparing these documents does not make any representations as to Title or the validity of the signatories and has simply prepared the Deed. She has not represented any party in this transaction.

~~Deeds and:~~
 Mail to: Send Subsequent Tax Bills to:

	<u>Blesilda Tolentino and Dale Tolentino</u>
	<u>1092 Wakefield Drive</u>
	<u>Elgin, Illinois 60120</u>

Return To:
 Wheatland Title Guaranty
 105 W. Veterans Parkway, Yorkville, IL 60560

N10.Hc. 202000.3103
1 of 2 KMA

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 8-31-2020 Signature: Roxanne Bailey
Grantor or Agent

Subscribed and sworn to before me by the said Agent - Roxanne Bailey dated 8-31-2020



Notary Public Jodi L Garrard

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.

Dated 8-31-2020 Signature: Roxanne Bailey
Grantee or Agent

Subscribed and sworn to before me by the said Agent - Roxanne Bailey dated 8-31-2020



Notary Public Jodi L Garrard

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 Facsimile ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act).

NOTE: LAND TRUSTEE IS NEITHER "GRANTEE OR AGENT" OF AN ASSIGNMENT OF BENEFICIAL INTEREST.