

UNOFFICIAL COPY

Doc#. 2031444070 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 11/09/2020 05:15 PM Pg: 1 of 3

QUIT CLAIM DEED
(Exempt Transfer)

Dec ID 20201001629148
ST/CO Stamp 1-147-354-592
City Stamp 0-593-411-552

The Grantors, JUAN C. ERAZO, married, not in a Civil Union, of the Village of Glendale Heights, DuPage County, IL, and IRVIN D. ERAZO, married, not in a Civil Union, of the Village of Niles, Cook County, Illinois, for and in consideration of Ten Dollars (\$10.00) in hand paid, CONVEY AND QUIT CLAIM an undivided one-half (1/2) interest to CELVI ERAZO, married, residing at 457 S. Ellis St., Bensenville, IL 60106, and an undivided one-half (1/2) interest to IRVIN D. ERAZO, married, residing at 7617 N. Odell Ave., Niles, IL 60714, in TENANCY IN COMMON, not in Joint Tenancy, in the following described Real Estate located in Cook County, Illinois:

LOT 25 (EXCEPT THE SOUTH 17 FEET THEREOF), IN BLOCK 8 IN BOOTH'S SUBDIVISION OF THE SOUTH 33 1/3 ACRES OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

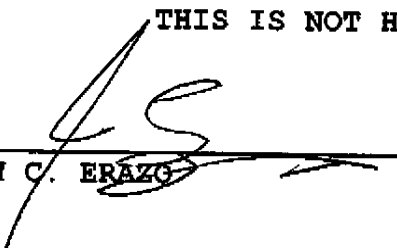
PIN: 13-29-428-034-0000

Address: 5816 W. Fullerton Ave., Chicago, IL 60639


Subject to covenants, conditions, restrictions, and easements of record, private and utility easement, and general taxes for the year 2020 and subsequent years,

Dated: September 3, 2020, 2020

THIS IS NOT HOMESTEAD PROPERTY AS TO EITHER GRANTOR



JUAN C. ERAZO



IRVIN D. ERAZO

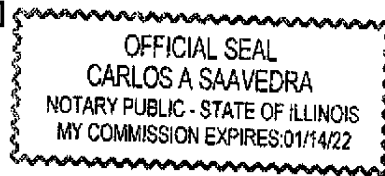
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State of Illinois, County of Cook, SS. The undersigned, a Notary Public in Cook County, Illinois, DOES HEREBY CERTIFY that JUAN C. ERAZO and IRVIN D. ERAZO, personally known to me to be the same person shown as Grantors in this Quit Claim Deed, appeared before me in person on this day and signed and delivered this Quit Claim Deed.

September 3, 2020, 2020


Notary Public

[SEAL]



Property of Cook County Clerk's Office

EXEMPT TRANSACTION

This transaction does not involve any consideration, and is therefore exempt under Section 4(e) of the Illinois Real Estate Transfer Tax Act.


Carlos A. Saavedra, Attorney Date: SEP 3, 2020

PREPARED BY:

AFTER RECORDING, MAIL TO:
Attorney Carlos A. Saavedra
1007 Church St. #101
Evanston, IL 60201-5910

MAIL SUBSEQUENT TAX BILLS TO:

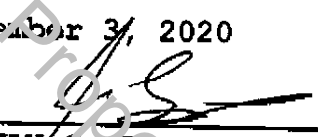
Celvi Erazo
5816 W. Fullerton Ave.
Chicago, IL 60639

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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: September 3, 2020

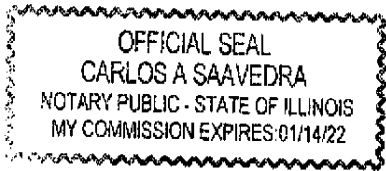


JUAN C. ERAZO



IRVIN D. ERAZO

Signed and acknowledged
before me on September 3, 2020, 2020





Notary Public

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: September 3, 2020

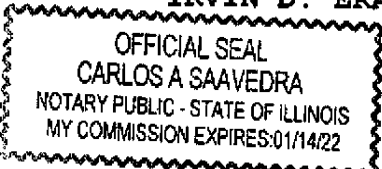



CELVI ERAZO

Signed and acknowledged
before me on September 3, 2020.



IRVIN D. ERAZO





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.