

UNOFFICIAL COPY

Prepared By:

Leila H. Hale, Esq.
9041 S. Pecos Road #3900
Henderson, NV 89074
Phone: 702-736-6400

After Recording Mail To:

Azucena Espana, et al
3259 North Keating Avenue
Chicago, IL 60641

Mail Tax Statement To:

Azucena Espana, et al
3259 North Keating Avenue
Chicago, IL 60641

WHEN RECORDED RETURN TO:
OLD REPUBLIC TITLE
ATTN: POST CLOSING
530 SOUTH MAIN STREET
SUITE 400-102-1
AKRON, OH 44311

Doc#: 2033833000 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 12/03/2020 09:33 AM Pg: 1 of 5

Dec ID 20201101647529

City Stamp 0-031-411-168

SPACE ABOVE THIS LINE FOR RECORDER'S USE

20087201

QUITCLAIM DEED

TITLE OF DOCUMENT

The Grantor(s) **Freddy O. Espana Alarcon and Azucena Espana, husband and wife, as tenants by the entirety**, for GOOD AND VALUABLE CONSIDERATION, in hand paid, convey(s) and quit claim(s) to **Azucena Espana, a married woman and Victor H. Espana, a single man**, whose address is 3259 North Keating Avenue, Chicago, Illinois 60641, all interest in the following described real estate situated in the County of **Cook**, in the State of **Illinois**, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

Site Address: **3259 North Keating Avenue, Chicago, Illinois 60641**

Permanent Index Number: **13-22-320-001-0000**

Prior Recorded Doc. Ref.: **Deed: Recorded: March 1, 2013; Doc. No. 1306046004**

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois; However, subject to any Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record; To have and to hold said premises forever.

When the context requires, singular nouns and pronouns, include the plural.

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Dated this 13 day of 08, 2020.

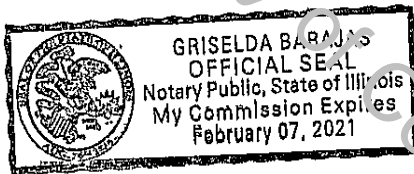
Freddy O. Espana Alarcon
Freddy O. Espana Alarcon

Azucena Espana
Azucena Espana

STATE OF Illinois)
COUNTY OF Cook) ss

The foregoing instrument was acknowledged before me this 13 day of 08, 2020, by **Freddy O. Espana Alarcon and Azucena Espana.**

NOTARY RUBBER STAMP/SEAL



Griselda Barajas
NOTARY PUBLIC

Griselda Barajas
PRINTED NAME OF NOTARY
MY Commission Expires: feb 07, 2021

AFFIX TRANSFER TAX STAMP
OR
Exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45 sub par. e and Cook County Ord. 93-0-27 par. 4.

08/13/20 Azucena Espana
Date Buyer, Seller or Representative

REAL ESTATE TRANSFER TAX		09-Nov-2020
CHICAGO:		0.00
CTA:		0.00
TOTAL:		0.00 *
13-22-320-001-0000 20201101647529 0-031-411-168		
* Total does not include any applicable penalty or interest due.		

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EXHIBIT "A"
LEGAL DESCRIPTION

ALL INTEREST IN THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE COUNTY COOK IN THE STATE OF ILLINOIS, TO WIT:

LOT 1 IN BLOCK 8, IN WIRT AND GILBERT'S SUBDIVISION OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 22, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE EAST 40 ACRES THEREOF) EXCEPT THAT PORTION OF SAID LOT IF ANY THAT FALLS EAST OF WEST LINE OF EAST 40 ACRES OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 22 AFORESAID, IN COOK COUNTY, ILLINOIS.

TAX ID NO: 13-22-320-001-0000

BEING THE SAME PROPERTY CONVEYED BY QUIT CLAIM DEED

GRANTOR: AZUCENA ESPANA, A MARRIED WOMAN
GRANTEE: PEDDY O. ESPANA ALARCON AND AZUCENA ESPANA, HUSBAND AND WIFE, AS
TENANTS BY THE ENTIRETY
DATED: 02/08/2013
RECORDED: 03/01/2013
DOC#/BOOK-PAGE: 1306046004

ADDRESS: 3259 N KEATING AVE, CHICAGO, IL 60641-4412

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.

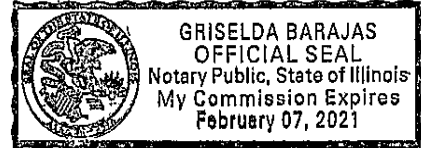
Dated 08/13, 2020.

Signature: *[Handwritten Signature]*
Freddy O. Espana Alarcon

Signature: *[Handwritten Signature]*
Azucena Espana

Subscribed and sworn to before me by the said, Freddy O. Espana Alarcon and Azucena Espana, this 13th day of August, 2020

Notary Public: *[Handwritten Signature]*



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.

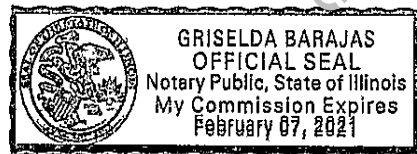
Dated 08/13, 2020.

Signature: *[Handwritten Signature]*
Azucena Espana

Signature: *[Handwritten Signature]*
Victor H. Espana

Subscribed and sworn to before me by the said, Azucena Espana and Victor H. Espana, this 13th day of August, 2020

Notary Public: *[Handwritten Signature]*



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 Tax Act.)

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Space Above Reserved for Employer or Cook County Recorder of Deeds

NOTARIAL RECORD — RESIDENTIAL REAL PROPERTY TRANSACTIONS

PROPERTY

The undersigned grantor(s) hereby certifies(y) that the residential real property identified in this notarial record is residential real property as defined in the Illinois Notary Public Act.

Quitclaim Deed
Type or Name of Document of Conveyance

13-22-320-001-0000
PIN Number of Residential Real Property

3259 North Keating Avenue, Chicago, Illinois 60641
Common Street Address of Residential Real Property

City State ZIP

8/13/20
Date of Notarization

Notary Fee

Additional Comments

NOTARY

Griselda Barajas
Notary Printed

(773) 489-1552
Name Notary Phone Number

Feb 07, 2021
Notary Commission Expiration Date

Griselda Barajas
Notary Signature

4400 W. Diversey ave
Notary Residential Street Address

Chicago IL 60639
City State ZIP

PLS Check Cashers
Notary's Employer or Principal and Business Street Address

Chicago IL 60639
City State ZIP

GRANTOR #1

GRANTOR #2

Freddy O. Espana Alarcon
Grantor (Signer) #1 Printed Name

Azucena Espana
Grantor (Signer) #2 Printed Name

Freddy O. Espana Alarcon
Grantor (Signer) #1 Signature

Azucena Espana
Grantor (Signer) #2 Signature

3259 North Keating Avenue
Grantor (Signer) #1 Residential Street Address

3259 North Keating Avenue
Grantor (Signer) #2 Residential Street Address

Chicago, Illinois 60641
City State ZIP

Chicago, Illinois 60641
City State ZIP

Grantor (Signer) #1 Means of Identification

Grantor (Signer) #2 Means of Identification

Description of Print if not Right Thumb

Description of Print if not Right Thumb

Additional Comments

Additional Comments

