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2103422000

Doc# 2103422000 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 02/03/2021 09:13 AM PG: 1 OF 4

This instrument prepared by:

Jill Beda Daniels
Jill Daniels LLC
29 S. Brainard Avenue
La Grange, Illinois 60525

MAIL TAX BILL and DEED TO:

Edward and Latoya Bearden-Gardner
5341 Judy Court
Oak Forest, Illinois 60452

QUITCLAIM DEED

The Grantor, **EDWARD BEARDEN**, of the *City of Oak Forest, County of Cook, State of Illinois, a single person*, for and in consideration of Ten and No/100 (\$10.00) Dollars and other good and valuable consideration, in hand paid, CONVEY AND QUIT CLAIMS to **EDWARD BEARDEN and LATOYA BEARDEN-GARDNER**, both of the *City of Oak Forest, County of Cook, State of Illinois*, as joint tenants (hereinafter "Grantees"), the following described real estate situated in County of Cook, State of Illinois, to wit:

LOT 10 IN JUDY COURT, A SUBDIVISION OF LOTS 12,13,14,15 AND THE WEST 300.00 FEET OF LOT 11 IN BLOCK 2 IN ARTHUR T. MC INTOSH AND COMPANY'S SOUTH TOWN FARMS UNIT NUMBER 6. BEING A SUBDIVISION OF THE EAST 1/2 OF THE WEST 1/2 OF SECTION 28, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 5341 Judy Court, Oak Forest, Illinois 60452

PIN: 28-28-102-059-0000

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Law of the State of Illinois. TO HAVE AND HOLD said premises forever.

IN WITNESS WHEREOF, this deed was executed by the undersigned on the 7 day of January 2021.



EDWARD BEARDEN

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GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE

AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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 another 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: 01 | 07 | 20 21

SIGNATURE: *Edward Bearden*
GRANTOR or AGENT

GRANTOR NOTARY SECTION:

 The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

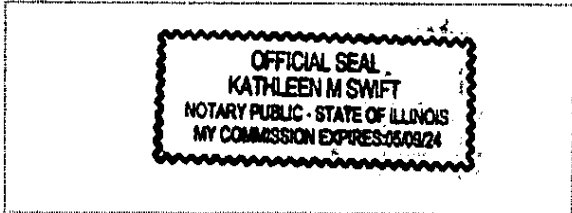
Subscribed and sworn to before me, Name of Notary Public: Kathleen M. Swift

By the said (Name of Grantor): Edward Bearden

On this date of: 01 | 07 | 20 21

NOTARY SIGNATURE: *Kathleen M. Swift*

AFFIX NOTARY STAMP BELOW



GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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: 01 | 07 | 20 21

SIGNATURE: *Edward Bearden*
GRANTEE or AGENT

GRANTEE NOTARY SECTION:

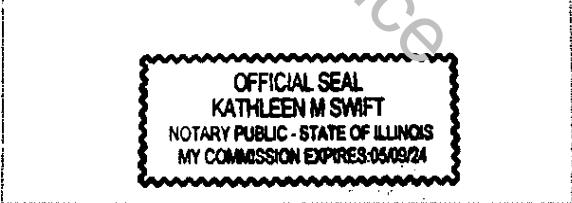
 The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public: Kathleen M. Swift

By the said (Name of Grantee): Edward Bearden & Latoya Bearden-Gardner AFFIX NOTARY STAMP BELOW

On this date of: 01 | 07 | 20 21

NOTARY SIGNATURE: *Kathleen M. Swift*



CRIMINAL LIABILITY NOTICE
Pursuant to Section 55 ILCS 5/3-5020(b)(2), 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 provisions of the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**)

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STATE OF IL)
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY **EDWARD BEARDEN** personally known to me to be the same persons 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.

Given under my hand and official seal, this 7 day of January, 2021.



Notary Public



Exempt under provisions of Paragraph (e), 35 ILCS 200/31-45



Buyer, Seller or Representative

January 7, 2021
Date

Property of Cook County Clerk's Office

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REAL ESTATE TRANSFER TAX

03-Feb-2021



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

28-28-102-059-0000 | 20210201630399 | 1-924-211-728

Property of Cook County Clerk's Office