

UNOFFICIAL COPY

Doc#. 2104920192 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 02/18/2021 09:26 AM Pg: 1 of 3

QUIT CLAIM DEED THE GRANTOR

**Pedro Castro-Ballesteros a singleman,
Victor Ocegueda and Ana Ocegueda
Husband and Wife**

Dec ID 20210101609429
ST/CO Stamp 0-043-337-744
City Stamp 0-706-297-872

In the City of Chicago, County of Cook
State of Illinois for and in consideration of
TEN (\$10.00) DOLLARS and other good
and valuable consideration in hand paid,
CONVEY(S) and QUIT(S) to

Pedro Castro-Ballesteros a single man, of
1857 N. Albany Ave #2 Chicago IL 60647
The following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:


THIS IS NOT HOMESTEAD PROPERTY AS TO Pedro Castro-Ballesteros , Victor Ocegueda and Ana Ocegueda

Permanent Real Estate Index Number: 13-36-310-003-0000
Address(es) of Real Estate: 1857 North Albany Ave Chicago IL 60647

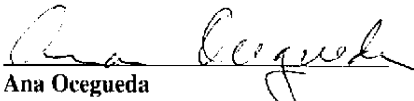
Dated this 04 DAY OF January, 2021



Pedro Castro-Ballesteros (SEAL)



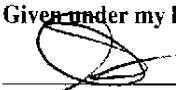
Victor Ocegueda (SEAL)



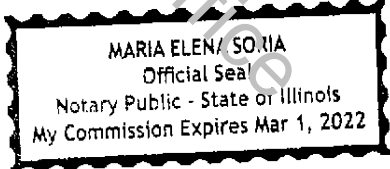
Ana Ocegueda

State of Illinois,)
County of Cook, ss.)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Pedro Castro-Ballesteros , Victor Ocegueda and Ana Ocegueda, 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 acknowledge that they signed, sealed and delivered the said instrument as her 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 4th DAY OF January , 2021.


Notary Public





EXEMPT UNDER REAL ESTATE TRANSFER TAX ACT SEC. 4 PAR. E & COOK COUNTY ORD. 95104 PAR. E.

This instrument was prepared by Naheel Rantisi, 2342 N. Damen Ave, CHICAGO, ILLINOIS 60647
Mail to: Pedro Castro-Ballesteros 1844 N. 77th St Elmwood Park IL 60707

REAL ESTATE TRANSFER TAX		14-Jan-2021
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

13-36-310-003-0000 | 20210101609429 | 0-706-297-872

REAL ESTATE TRANSFER TAX		14-Jan-2021
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

13-36-310-003-0000 | 20210101609429 | 0-043-337-744

* Total does not include any applicable penalty or interest due.

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15
THREECENT

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Legal Description:

LOT 3 IN BLOCK 2 IN SOUTH DELAMATER'S SUBDIVISION OF THE EAST 128 FEET OF THE WEST 19 ACRES OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 13-36-310-003-0000

Address(es) of Real Estate: 1857 North Albany Ave Chicago IL 60647

Property of Cook County Clerk's Office

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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 | 04 | 2021

SIGNATURE: *Naheel Kantisi*
GRANTOR or AGENT

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

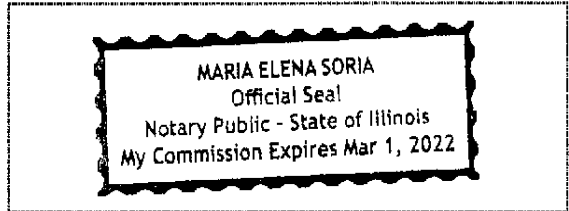
Subscribed and sworn to before me, Name of Notary Public:

Maria Elena Soria

By the said (Name of Grantor): *Naheel Kantisi*

AFFIX NOTARY STAMP BELOW

On this date of: 01 | 04 | 2021
agent



NOTARY SIGNATURE: *[Signature]*

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 | 04 | 2021

SIGNATURE: *Naheel Kantisi*
GRANTEE or AGENT

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

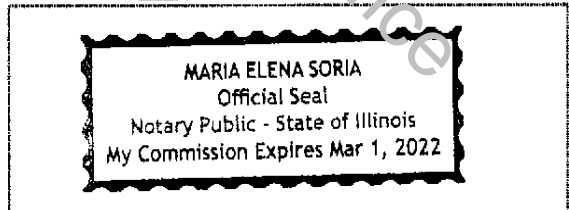
Subscribed and sworn to before me, Name of Notary Public:

Maria Elena Soria

By the said (Name of Grantee): *Naheel Kantisi*

AFFIX NOTARY STAMP BELOW

On this date of: 01 | 04 | 2021
agent for Pedro Castro-Ballesteros



NOTARY SIGNATURE: *[Signature]*

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)**