

UNOFFICIAL COPY

QUITCLAIM DEED

THE GRANTOR(S), **Javier Alvarez**, of the city of Chicago, County of Cook, State of ILLINOIS, for and in consideration of ten dollars (\$10.00) and other valuable consideration in hand paid, conveys and quit claims to:

Doc#. 2106139054 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/02/2021 09:01 AM Pg: 1 of 3

Dec ID 20210201629068
ST/CO Stamp 1-111-876-624
City Stamp 1-604-110-352

**JAVIER A ALVAREZ AND COURTNEY E ALVAREZ,
HUSBAND AND WIFE, AS TENANTS BY THE ENTIRETY**

of the city of Chicago, County of Cook, State of

Illinois, the following described Real Estate situated in the County of Cook, in the State of Illinois:

SEE REVERSE SIDE FOR LEGAL DESCRIPTION

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Index Number(s): 19-17-225-048-0000
Address of the Real Estate: 5835 S Mason Ave., Chicago, IL 60638

DATED this 10 day of December, 2020

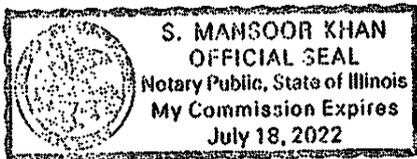
[Signature]
JAVIER A ALVAREZ

[Signature]
COURTNEY E ALVAREZ

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 **JAVIER A ALVAREZ AND COURTNEY E ALVAREZ**, and 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 he signed, sealed and delivered this said instrument, as their free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal, this 10th day of December, 2020.



[Signature]
NOTARY PUBLIC

This instrument prepared by:

JAVIER A ALVAREZ
5835 S Mason Ave., Chicago, IL 60638

AFTER RECORDING THIS INSTRUMENT SHOULD BE SENT TO:

JAVIER A ALVAREZ
5835 S Mason Ave., Chicago, IL 60638

Send subsequent tax bills to:

JAVIER A ALVAREZ
5835 S Mason Ave., Chicago, IL 60638

FIDELITY NATIONAL TITLE 0070044509

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LEGAL DESCRIPTION

of premises commonly known as 5835 S Mason Ave., Chicago, IL 60638

LOT 32 (EXCEPT THE SOUTH 11 FEET THEREOF) AND THE SOUTH 18 FEET OF LOT 33 IN BLOCK 46 IN
FREDERICK H. BARTLETTS SECOND ADDITION TO GARFIELD RIDGE, BEING A SUBDIVISION OF THE WEST
HALF OF THE WEST HALF OF THE NORTH EAST QUARTER OF SECTION 17, TOWNSHIP 38 NORTH, RANGE
13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

PIN: 19-17-225-048-0000

REAL ESTATE TRANSFER TAX		01-Feb-2021
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
19-17-225-048-0000 20210201629068 1-111-876-624		

REAL ESTATE TRANSFER TAX		01 Feb-2021
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00
19-17-225-048-0000 20210201629068 1-604-110-352		
* Total does not include any applicable penalty or interest due.		

EXEMPT UNDER THE PROVISIONS OF PARAGRAPH E
SECTION 4 OF THE REAL ESTATE TRANSFER TAX ACT

Date: 12/10/2020 By: 

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or their agent affirms that, to the best of their 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 and hold title to real estate under the laws of the State of Illinois.

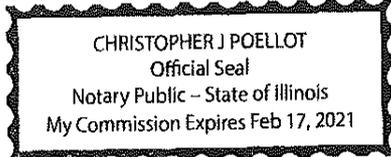
IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

GRANTOR OR AGENT:


Signature
BRYAN RICCIO
Print Name

Subscribed and sworn to before me this 10th of DEC, 2020

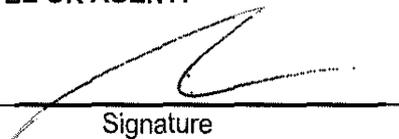

Notary Public



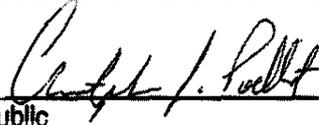
The grantee or their agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 and hold title to real estate under the laws of the State of Illinois.

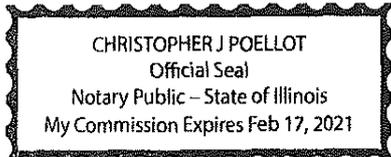
IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

GRANTEE OR AGENT:


Signature
BRYAN RICCIO
Print Name

Subscribed and sworn to before me this 10th of DEC, 2020


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.

[Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]