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QUIT CLAIM DEED
COOK COUNTY
(TENANCY BY THE ENTIRETY)

Doc# 2107704009 Fee \$93.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 03/18/2021 10:16 AM PG: 1 OF 4

MAIL TO:
JOSEPH A URIZAR & JESSICA GUZMAN
1809 N 18TH AVE
Melrose Park, IL 60160

NAME AND ADDRESS OF TAXPAYER:
JOSEPH A URIZAR & JESSICA GUZMAN
1809 N 18TH AVE
Melrose Park, IL 60160

File No.: TT20-27147V (1 of 2)
Cook Prob.

GRANTOR(S), JOSEPH A URIZAR, married to Jessica Guzman, of 1809 N 18TH AVE, Melrose Park, IL 60160, in the County of Cook, in the State of Illinois, for and in consideration of One And No/100 Dollars (\$1.00) and other good and valuable consideration in hand paid, CONVEY and QUIT CLAIM(S) to THE GRANTEE(S) JOSEPH A URIZAR AND JESSICA GUZMAN, HUSBAND AND WIFE of 1809 N 18TH AVE, Melrose Park, IL 60160, not as TENANTS IN COMMON or as JOINT TENANTS, but as TENANTS BY THE ENTIRETY, the following described real estate:

See Exhibit A attached hereto and made a part hereof

Permanent Index No.: 15-03-107-032
Property Address: 1809 N 18TH AVE, Melrose Park, IL 60160

SUBJECT TO: General real estate taxes for the year 2020 and subsequent years; Zoning and Building Laws and Ordinances; Building, Building Lines, Restrictions, Conditions, Covenants and Easements of record. Hereby releasing and waiving all right under and by virtue of Homestead Exemptions Laws of the State of Illinois. TO HAVE AND TO HOLD said premises not as TENANTS IN COMMON or as JOINT TENANTS, but as TENANTS BY THE ENTIRETY.

Dated this 24th day of September, 2020.

JOSEPH A URIZAR



REAL ESTATE TRANSFER TAX		05-Mar-2021	
	COUNTY:		0.00
	ILLINOIS:		0.00
	TOTAL:		0.00
15-03-107-032-0000		20201001615463 0-354-057-232	

EXEMPT
VILLAGE OF MELROSE PARK
Ordinance No. 687
1809 N 18th Ave
Address of Property
MPV
Approved 9/24/2020
Date

Y
P 4
G 4-1
N
CO
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INT RL

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STATE OF ILLINOIS
COUNTY OF COOK

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that JOSEPH A URIZAR married to Jessica Guzman, is/are personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this .



SS

Notary Public
My Commission expires: 3/9/2024

This instrument was prepared by Samuel Einhorn of the Law Offices of Samuel Einhorn, 217 N Jefferson St, Chicago, IL 60661

EXEMPT UNDER PROVISIONS OF PARAGRAPH E 35 ILCS 299/31-45, PROPERTY TAX CODE.

Joseph Guzman Signed
9/22/20 Dated

Property of Cook County Clerk's Office

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EXHIBIT A

LOT 93 (EXCEPT THE SOUTH 40 FEET THEREOF) AND THE SOUTH 14 FEET OF LOT 94 IN NORTH AVENUE ADDITION TO MELROSE PARK, BEING A SUBDIVISION OF THE NORTH 63 ACRES OF THE NORTHWEST QUARTER OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 24, 1923 AS DOCUMENT NUMBER 8157731, IN COOK COUNTY, ILLINOIS.

15-03-107-032

1809 N 18TH AVE, Melrose Park, IL 60160

Permanent Index No.: 15-03-107-032 and

Property Address: 1809 N 18TH AVE, Melrose Park, IL 60160

Property of Cook County Clerk's Office

**COOK COUNTY
RECORDER OF DEEDS**

**COOK COUNTY
RECORDER OF DEEDS**

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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 grantor 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, 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 this 22nd day of September, 2020.

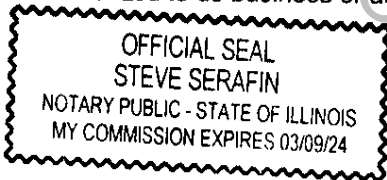


Joseph Urizar
JOSEPH A URIZAR

Subscribed and sworn to before me by and said this 22nd day of September, 2020.

Notary Public

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, 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.



Jessica Guzman
JESSICA GUZMAN

Subscribed and sworn to before me by and said JOSEPH A URIZAR this 22nd day of September, 2020.

SS

Notary Public

Note: Any person who knowingly submits a false statement concerning the identity of a grantor/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 Illinois Real Estate Transfer Tax Act.