

# UNOFFICIAL COPY



First American Title Insurance Company

## QUIT CLAIM DEED ILLINOIS STATUTORY



Doc# 2109916005 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 04/09/2021 10:32 AM PG: 1 OF 4

THE GRANTOR(S) Yolanda Figueroa Lucas, divorced and not since remarried, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and QUIT CLAIM(S) to Yolanda Figueroa Lucas and Alejandro M. Jimenez, as joint tenants and not as tenants in common, all interest in the following described Real Estate situated in the County of Cook in the State of IL, to wit:

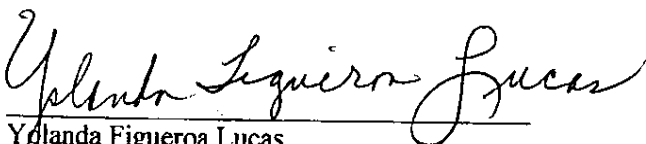
See Exhibit "A" attached hereto and made a part hereof

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

Permanent Real Estate Index Number(s): 11-30-215-015-1001

Address(es) of Real Estate: 7724 N. Paulina, Unit #1-N, Chicago, IL 60626

Dated this 26th day of January, 2021

  
Yolanda Figueroa Lucas

### REAL ESTATE TRANSFER TAX

08-Apr-2021



CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

11-30-215-015-1001 | 20210401687535 | 0-393-097-744

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

### REAL ESTATE TRANSFER TAX

09-Apr-2021



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

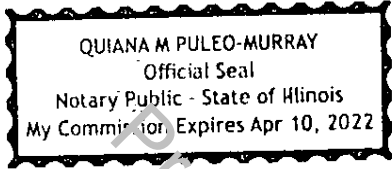
11-30-215-015-1001 | 20210401687535 | 0-202-540-560

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STATE OF ILLINOIS, COUNTY OF COOK SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Yolanda Figueroa Lucas personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 25 day of Jan, 2021



*[Handwritten Signature]* (Notary Public)

**Prepared by:**  
Neal M. Ross  
670 N. Clark St., Suite #300-W  
Chicago, IL 60654

**Mail to:**  
Neal M. Ross, esq.  
670 N. Clark St.  
Suite #300-W  
Chicago, IL 60654

Exempt under the provisions of Para. (e)  
Section 200/31-45 of the Real Estate  
Transfer Tax Law

**Name and Address of Taxpayer:**  
Yolanda Figueroa Lucas  
7724 N. Paulina, #1N  
Chicago, IL 60626

Date : \_\_\_\_\_, 2021

\_\_\_\_\_  
Grantor or Grantee, or Agent

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EXHIBIT A

**PARCEL 1:**

**\*AS DELINEATED**

Unit 1-N, in the COPII POINT CONDOMINIUM on a survey of the following described real estate:

LOT 6 AND THE NORTH 16 FEET OF LOT 7 IN BLOCK 8 IN GUNDERSON'S NORTH BIRCHWOOD SUBDIVISION OF BLOCK 4 TO 17 INCLUSIVE, IN O'LEARY'S SUBDIVISION OF PART OF THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 30, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, which survey is attached to the Declaration of Condominium made by Abels Realty & Management Company, an Illinois Corporation and Nicolae Vanciu, recorded in the office of the Recorder of Deeds of Cook County, Illinois as Document No. 97 457613 together with its undivided percentage interest in the common elements, in Cook County, Illinois.

**PARCEL 2:**

THE EXCLUSIVE RIGHT TO USE PARKING SPACE P-1, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 97 457613.

Property Cook County Clerk's Office

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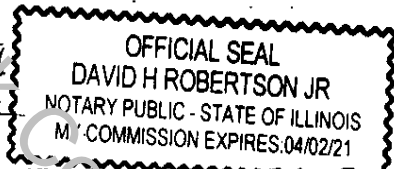
## GRANTOR/GRANTEE STATEMENT

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, 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 February 24, 2021

Signature: [Handwritten Signature]  
Grantor or Agent

Subscribed and sworn to before me  
By the said Neal M. Adams  
This 24 day of February, 2021  
Notary Public [Handwritten Signature]

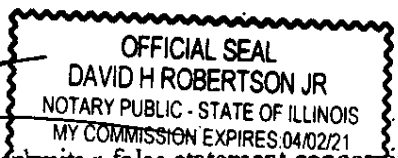


The Grantee or his Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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.

Dated February 24, 2021

Signature: [Handwritten Signature]  
Grantee or Agent

Subscribed and sworn to before me  
By the said Neal M. Adams  
This 24 day of February, 2021  
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.)