

UNOFFICIAL COPY

Doc#: 2111104106 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 04/21/2021 06:49 AM Pg: 1 of 4



Dec ID 20210301682353
ST/CO Stamp 0-176-779-792

National Title Solutions, Inc.

QUIT CLAIM DEED ILLINOIS STATUTORY Individual

File Number: 2021-4221

THE GRANTOR(S) ANH CAO, A MARRIED PERSON** whose address is 7311 North Tripp Avenue, Lincolnwood, IL 60712, of the County of Cook, State of Illinois for and in consideration of Ten Dollars, (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S) and QUIT CLAIM(S) to **HIEN CAO AND YEN TRAN, HUSBAND AND WIFE AND ANH CAO, ALL AS JOINT TENANTS** whose address is 7311 North Tripp Avenue, Lincolnwood, IL 60712 of the County of Cook, State of Illinois. All interest in the following described Real Estate situated in the County of Cook, State of Illinois, to wit:

LOTS 9 AND 10 IN WITTBOLD'S THIRD ADDITION TO KENILWORTH HIGHLANDS IN THE SOUTHEAST 1/4 OF SECTION 27, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN NO.: 10-27-419-016-0000 & 10-27-419-017-0000

** This does not constitute as homestead property for the spouse of Anh Cao.

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

Permanent Real Estate Index Number(s): 10-27- 419-016-0000 & 10-27-419-017-0000

Address(es) of Real Estate: 7311 North Tripp Avenue, Lincolnwood, IL 60712

EXEMPT UNDER PROVISIONS OF
Paragraph E Section 31-45
Property Tax Code:

03/11/2021

Date


Buyer, Seller or Representative

REAL ESTATE TRANSFER TAX

30-Mar-2021



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

10-27-419-017-0000 | 20210301682353 | 0-176-779-792

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Dated this 11 day of March, 2021.

[Signature]

Anh Cao

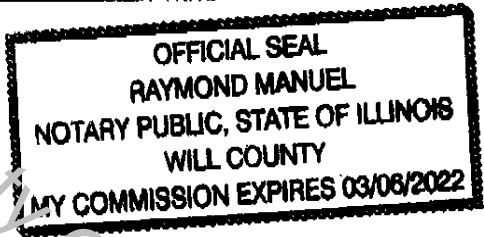
State of ILLINOIS, County of DU PAGE ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Anh Cao personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their 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 11th day of March, 2021
[Signature] (Notary Public)

After Recording, Return To:

National Title Solutions, Inc.
3550 Hobson Rd. Suite 101
Woodridge, IL 60517



Prepared By:

Meghan Stokes
Law Office of Meghan Stokes LLC
3452 N Kolmar Ave.
Chicago, IL 60641

Mail Tax Bill(s) To:

Anh Thu Cao and Yen Tran
7311 North Tripp Avenue
Lincolnwood, IL 60712

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THIS INSTRUMENT PREPARED BY
AND WHEN RECORDED RETURN TO:

**VILLAGE OF LINCOLNWOOD
CERTIFICATE OF PAYMENT
OF WATER SERVICE CHARGES AND OTHER MONETARY CHARGES
OWED THE VILLAGE**

The undersigned, Director of Finance or his designee for the Village of Lincolnwood, Cook County, Illinois, certifies that the water service charges, plus penalties for delinquent payments, if any, and other monetary charges owed the Village by the property owner for the following described property have been paid in full as of the date of issuance set forth below.

Title Holder's Name: Anh Cao

Mailing Address: 7311 Tripp
Lincolnwood, IL 60712

Telephone No.: _____

Attorney or Agent: _____

Telephone No.: _____

Property Address: 7311 Tripp
Lincolnwood, IL 60712

Property Index Number (PIN): 10-27-419-016-0000; 10-27-419-017-0000


Water Account Number: 110818-000

Date of Issuance: 04/14/2021

State of Illinois)
County of Cook)

VILLAGE OF LINCOLNWOOD

This instrument was acknowledged before me on 04/14/2021, by Yanin Cano

By: 
Charles Meyer,
Acting Finance Director


(Signature of Notary Public)



THIS CERTIFICATE IS GOOD FOR ONLY 20 DAYS AFTER THE DATE OF ISSUANCE.

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GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE AS REQUIRED BY 905 ILCS 5/3-8020 (from Ch. 34, par. 3-8020)

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: 3 11 2021

SIGNATURE: Audrey Bued
GRANTOR or AGENT

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

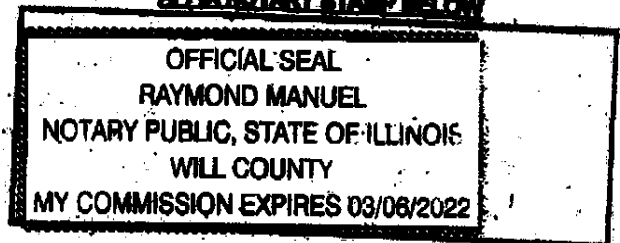
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantor):

On this date of:

NOTARY SIGNATURE:

APPEX 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: 3 11 2021

SIGNATURE: Audrey Bued
GRANTEE or AGENT

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

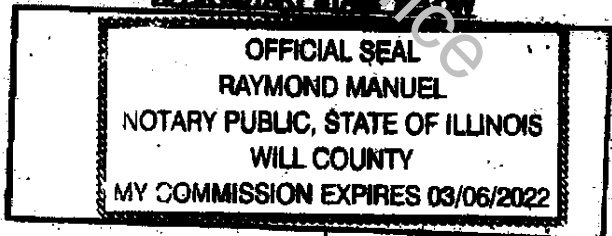
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantee):

On this date of:

NOTARY SIGNATURE:

APPEX NOTARY STAMP BELOW



CRIMINAL LIABILITY NOTICE

Pursuant to Section 55 ILCS 5/3-8020(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: (95 ILCS 200/Art. 31)