

# UNOFFICIAL COPY

Prepared by:  
Department of Veterans Affairs  
Loan Guaranty Service  
3401 West End Avenue  
Ste 760W  
Nashville, TN 37203



Doc# 2111819061 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 04/28/2021 04:18 PM PG: 1 OF 5

After Recording Return To:  
Ms. Kawana Henry-Watson  
15716 S Whipple  
Markham, IL 60428

## QUIT CLAIM DEED

GRANTOR: **Secretary of Veterans Affairs, an Officer of the United States**

GRANTEE: **Kawana Henry-Watson**

THE GRANTOR, in consideration of the sum of One Dollar and other valuable consideration paid by the GRANTEE, the receipt of which is hereby acknowledged, does by these presents, REMISE, RELEASE and FOREVER QUIT CLAIM to the GRANTEE, her successors and assigns, its right, title, estate, claim and demand, if any, in the following real estate in Cook County, Illinois, the lots, tracts or parcels of land, legally described as:

**Lots 32, 33, 34, 35, and 36 in Block 5 in Croissant Park Markham Eighth Addition, being a Subdivision of the South Half of the South West Quarter of Section 13, Township 36 North, Range 13, East of the Third Principal Meridian, Lying South of the Indian Boundary Line, in Cook County, Illinois**

with a street address of 15716 S. Whipple, Markham, Illinois.

### REAL ESTATE TRANSFER TAX

28-Apr-2021



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

28-13-318-027-0000

20210401609297 | 1-827-069-456

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PINs:

28-13-318-025; 28-13-318-026; 28-13-318-027; 28-13-318-028; 28-13-318-029

Subject to all prior taxes, easements, restrictions, reservations and covenants now of record, if any.

To have and to hold the same unto the said Grantee forever.

Secretary of Veterans Affairs,  
an Officer of the United States

By: 

Scott Hiatt

Realty Officer, Loan Guaranty Service

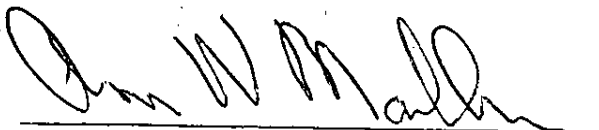
Pursuant to a delegation of authority  
contained in 38 C.F.R. 36.4345(b)

Date: 9/10/2020

State of Tennessee

County of Davidson

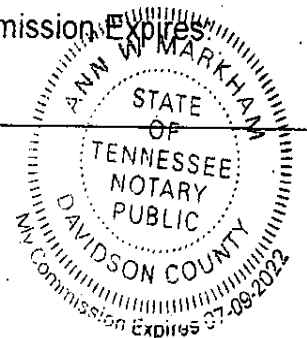
I, the undersigned notary public in and for the aforesaid county and state, do hereby certify that Scott Hiatt personally came before me this 10 day of September, 2020 and acknowledged that he is a Realty Officer with the Loan Guaranty Service for the Department of Veterans Affairs, an agency of the United States Government, that he executed the foregoing QUIT CLAIM DEED for and on behalf of the Secretary of Veterans Affairs, an Officer of the United States, and that this document was executed under and by virtue of delegated authority.



Notary Public

*Ann W Markham*

My Commission Expires



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This deed shall be exempt from transfer tax under the 35 ILCS 200/31-45(1) government instrumentality exemption.

9/10/2020  
Date

[Signature]  
Buyer, Seller or Representative

Grantee Name and Send Tax Bill to:  
Ms. Kawana Henry-Watson  
15716 S Whipple  
Markham, IL 60428



CITY OF MARKHAM  
Water Stamp

Date 04.13.2021 5348  
\$ 50.00



CITY OF MARKHAM  
Water Stamp

Date 04.13.2021 5347  
\$ 50.00



CITY OF MARKHAM  
Water Stamp

Date 04.13.2021 5346  
\$ 50.00



CITY OF MARKHAM  
Water Stamp

Date 04.13.2021 5345  
\$ 50.00



CITY OF MARKHAM  
Water Stamp

Date 04.13.2021 5344  
\$ 50.00

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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: 4 | 28 | 2022SIGNATURE: [Signature]  
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): Dept of Veterans officeOn this date of: 4 | 28 | 2022NOTARY SIGNATURE: [Signature]

AFFIX 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: 4 | 28 | 2022SIGNATURE: [Signature]  
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): Karen Henry WatsonOn this date of: 4 | 28 | 2022NOTARY SIGNATURE: [Signature]

AFFIX NOTARY STAMP BELOW



### 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)**

rev. on 10.17.20



# UNOFFICIAL COPY

## AFFIDAVIT FOR RECORDER'S LABELING OF SIGNATURES AS COPIES REQUEST TO RECORD PHOTOCOPIED DOCUMENTS PURSUANT TO §55 ILCS 5/3-5013

I KAWANA Henry Watson being duly sworn, state that I have access to the copies of the attached  
(print name above)

document(s), for which I am listing the type(s) of document(s) below:

Quit Claim Deed

(print document types on the above line)

which were originally executed by the following parties whose names are listed below:

Dept of Veterans Affairs  
(print name(s) of executor/grantor)

Kawana Henry Watson  
(print name(s) of executor/grantee)

for which my relationship to the document(s) is/are as follows: (example - Title Company, Agent, Attorney, etc.)

Quit claim deed

(print your relationship to the document(s) on the above line)

### OATH REGARDING ORIGINAL

I state under oath that the original of this document is now LOST or NOT IN POSSESSION of the party seeking to now record the same. Furthermore, to the best of my knowledge, the original document was NOT INTENTIONALLY destroyed, or in any manner DISPOSED OF for the purpose of introducing this photo to be recorded in place of original version of this document. Finally, I, the Affiant, swear I have personal knowledge that the foregoing oath statement contained therein is both true and accurate.

Kawana Henry Watson  
Affiant's Signature Above

Kawana Henry Watson  
Date Affidavit Executed/Signed

THE BELOW SECTION IS TO BE COMPLETED BY THE NOTARY THIS AFFIDAVIT WAS SUBSCRIBED AND SWORN TO BEFORE

April - 28 2021  
Date Document Subscribed & Sworn Before Me

[Signature]  
Signature of Notary Public

"OFFICIAL SEAL"  
S SHAH  
NOTARY PUBLIC, STATE OF ILLINOIS  
MY COMMISSION EXPIRES 11/16/2023

**SPECIAL NOTE:** This is a courtesy form from the CCRD, and while a similar affidavit is necessary for photocopied documents, you may use your own document so long as it includes substantially the same information as included in the above document. Additionally, any customer seeking to record a facsimile or other photographic or photostatic copy of a signature of parties who had executed such a document has the option to include this Affidavit in the recording, at their own expense if such expense is incurred, as an "EXHIBIT" and NOT the coverage. However, this affidavit is NOT required to be recorded, only presented to the CCRD as the necessary proof required before the recorder may record such a document. Finally, the recorded document WILL be stamped/labeled as a copy by the CCRD prior to its recording.