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Chicago Title Insurance Company

QUIT CLAIM DEED ILLINOIS STATUTORY



2113157002

Doc# 2113157002 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 05/11/2021 10:43 AM PG: 1 OF 3

THE GRANTOR(S), Karla O Moore a married woman of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and QUIT CLAIM to Marino Virto (GRANTEE'S ADDRESS) 1322 S. Claremont Ave., Chicago, Illinois 60608 of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LOT 6 IN BLOCK 1 IN WILLIS, WEST AND OTHERS SUBDIVISION OF THAT PART OF BLOCK 9 LYING NORTH OF THE RAILROAD IN THE SUBDIVISION OF SECTION 19, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

THIS IS NOT HOMESTEAD PROPERTY

SUBJECT TO: general taxes for the year 2020 and subsequent years, real estate taxes not due and payable at the time of closing. Covenants, conditions and restrictions of record, private, public and utility easements and roads and highways as long as they do not interfere with the current use and enjoyment of the real estate.

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): 17-19-108-015-0000

Address(es) of Real Estate: 1322 S. Claremont Ave., Chicago, Illinois 60608

Dated this 4 day of January, 2021

Karla O Moore

REAL ESTATE TRANSFER TAX 10-May-2021



CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

17-19-108-015-0000 | 20210401604580 | 0-717-254-928

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

REAL ESTATE TRANSFER TAX 11-May-2021



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

17-19-108-015-0000 | 20210401604580 | 1-984-213-264

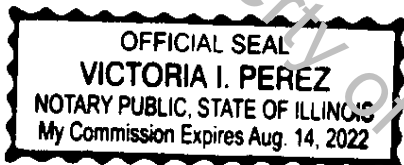
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STATE OF ILLINOIS, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Karla O Moore, 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 4 day of January, 2021

[Signature] (Notary Public)



EXEMPT UNDER PROVISIONS OF PARAGRAPH E SECTION 31 - 45,
REAL ESTATE TRANSFER TAX LAW
DATE: 1-4-21

[Signature]
Signature of Buyer, Seller or Representative

Prepared By: Victoria I. Perez, P.C.
Attorney at Law
4126 N.Lincoln Ave.
Chicago, Illinois 60618

Mail To:
Maximo Virto
1322 S. Claremont Ave.
Chicago, Illinois 60608

Name & Address of Taxpayer:
Maximo Virto
1322 S. Claremont Ave.
Chicago, Illinois 60608

Property of Cook County Clerk's Office

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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 grantee shown on the deed 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 1-4-21

Signature [Handwritten Signature]
Grantor or Agent

SUBSCRIBED AND SWORN TO BEFORE ME BY THE SAID grant THIS 4 DAY OF January, 2021.



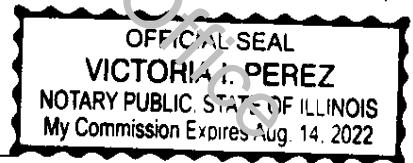
NOTARY PUBLIC [Handwritten Signature]

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 1-4-21

Signature [Handwritten Signature]
Grantee or Agent

SUBSCRIBED AND SWORN TO BEFORE ME BY THE SAID grantee THIS 4 DAY OF January, 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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]