

UNOFFICIAL COPY



\*2115222021D\*

Doc# 2115222021 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 06/01/2021 12:08 PM PG: 1 OF 5



Chicago Title Insurance Company

QUIT CLAIM DEED  
ILLINOIS STATUTORY

THE GRANTOR SILVANA FRANCHI of the City of Park Ridge, County of Cook, State of Illinois for and in consideration of Ten Dollars (\$10.00) in hand paid, CONVEY and Quit Claim to SILVANA FRANCHI, LOUIS FRANCHI and EMILY WOJTECZKO (GRANTEE'S ADDRESS) 103 South Hamlin, Park Ridge, of the County of Cook, State of Illinois all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, In Joint Tenancy with Right of Survivorship; to wit:

*See Exhibit 'A' attached hereto and made a part hereof*

**SUBJECT TO:** All existing mortgages and encumbrances

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): 09-34-203-015-0000

Address(es) of Real Estate: 103 South Hamlin, Park Ridge Illinois 60068

Dated this 12<sup>th</sup> day of July, 2020.

Silvana Franchi  
SILVANA FRANCHI

STATE OF ILLINOIS, COUNTY OF COOK)ss.

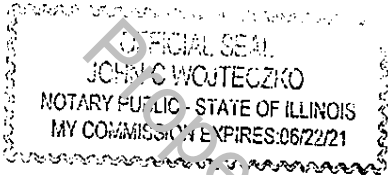
I, the undersigned a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT SILVANA FRANCHI personally known to me to be the same person(s) whose name(s) is

# UNOFFICIAL COPY

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 11<sup>th</sup> day of July, 2020

[Signature] (Notary Public)



EXEMPT UNDER PROVISIONS OF PARAGRAPH  
2(e) SECTION 31 - 45,  
REAL ESTATE TRANSFER TAX LAW  
DATE: July, 2020

[Signature]  
Signature of Buyer, Seller or Representative

Prepared By: John C. Wojteczko, Esq.  
77 West Washington Street  
Suite 1119  
Chicago, Illinois 60602

**Mail To:**

John C. Wojteczko  
1705 Marlowe  
Park Ridge Illinois 60068

**Name & Address of Taxpayer:**

Silvana Franchi  
1705 Marlowe  
Park Ridge, Illinois 60068

REAL ESTATE TRANSFER TAX		01-Jun-2021
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
09-34-203-015-0000		20210501645692   0-367-520-016

# UNOFFICIAL COPY

LOT 16 AND THE WEST 1/2 OF THE VACATED ALLEY LYING EAST AND ADJOINING IN FEUERBORN AND KLOBE'S CENTER ST. ADDITION TO PARK RIDGE, BEING A SUBDIVISION OF THE WEST 1/2 OF THE NORTH 1/2 OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 34, TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

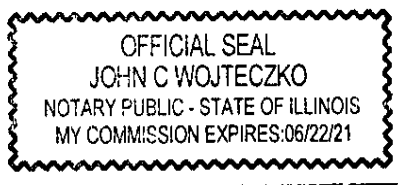
## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed 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 5-28, 2021. Signature: [Signature]  
Grantor or Agent

Subscribed and sworn to before me by the said WILLIAM J. WICKERSTY this 28 day of MAY 2021

Notary Public [Signature]

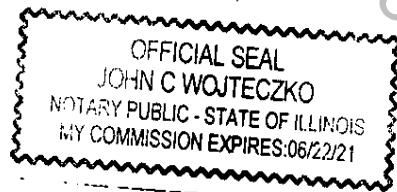


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 5-28, 2021. Signature: [Signature]  
Grantee or Agent

Subscribed and sworn to before me by the said William J. Wickersty this 28 day of MAY 2021

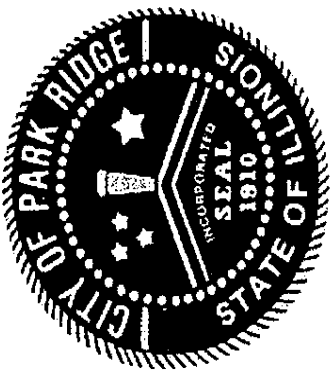
Notary Public [Signature]



Note: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for 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.)

UNOFFICIAL COPY



# CITY OF PARK RIDGE FINAL PAYMENT CERTIFICATE

505 Butler Pl Park Ridge, Illinois 60068  
p: (847) 318-5222 | [transferstamp@parkridge.us](mailto:transferstamp@parkridge.us) | [WWW.PARKRIDGE.US](http://WWW.PARKRIDGE.US)

Certificate # 21-000545

Pin(s)  
09-34-208-004-0000

Address  
110 S HOME

*This certificate acts as a receipt that the above-mentioned party  
has complied with City of Park Ridge Ordinance 2020-44*

Property Transfer Tax      Date  
\$25.00                              05/28/2021

X

Joseph C. Gilmore  
City Manager

Property of Cook County Clerk's Office