

UNOFFICIAL COPY

TRUSTEE'S DEED

Zamorra

Mail To:

Sergio Elias Robles and
Edith Robles
3613 W. 66th Place.
Chicago, Illinois 60629

Name and Address of Taxpayer:

Sergio Elias Robles and
Edith Robles
3613 W. 66th Place.
Chicago, Illinois 60629



Doc# 2116022053 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 06/09/2021 02:55 PM PG: 1 OF 3

THE GRANTOR(S), **Sergio Elias Robles and Edith Robles as Co-Trustees for Family Trust of Sergio and Edith Robles** dated **May 1, 2017**, for and in consideration of Ten and 00/100 dollars (\$10.00), and other good and valuable considerations in hand paid, and in pursuance of the power and authority vested in the Grantor(s) as said Trustee(s) and of every other power and authority the Grantor(s) do(es) hereby CONVEY AND QUIT CLAIM to **Edith Robles**, a Married Woman of 3613 W. 66th Place. Chicago, Illinois 60629, **Luis Abel Robles**, a Single Man of 3613 W. 66th Place. Chicago, Illinois 60629, and **Daniela Robles**, a Single Woman of 3613 W. 66th Place. Chicago, Illinois 60629, as JOINT TENANTS all interest in the following described real estate situated in the County of Cook in the State of Illinois, to wit:

LEGAL DESCRIPTION:

THE WEST 4.0 FEET OF LOT 17 AND LOT 18 (EXCEPT THE WEST 2.0 FEET THEREOF) IN BLOCK 10 IN CENTRAL ADDITION TO CLEARING SUBDIVISION OF THE SOUTH 3/4 OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 17, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number(s): 19-17-331-048-0000

Address(es) of Real Estate: 6040 W. 63rd Street., Chicago, Illinois 60638

SUBJECT TO: Covenants, conditions and restrictions of record, private and utility easements and roads and highways, general taxes for the year 2020 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s).

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. (Subject to covenants, conditions, restrictions, building lines, and easements of record.)

Dated this 17 day of May, 2021.

Sergio Elias Robles, as Co-Trustee

Edith Robles, as Co-Trustee

REAL ESTATE TRANSFER TAX		09-Jun-2021
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

REAL ESTATE TRANSFER TAX		09-Jun-2021
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

19-17-331-048-0000 | 20210601658583 | 1-874-412-816

19-17-331-048-0000 | 20210601658583 | 1-798-554-896

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

3

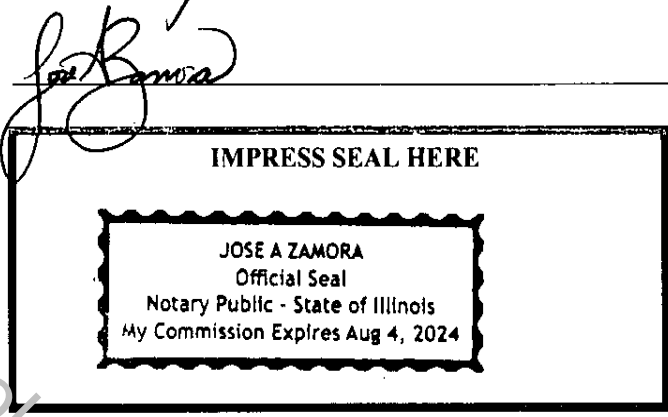
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STATE OF ILLINOIS)
) SS.
COUNTY OF DUPAGE)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Sergio Elias Robles and Edith Robles personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 notarial seal this 17th day of May, 2021

Notary Public
My commission expires 8/4/2024
on



HERITAGE TITLE COMPANY
5849 W LAWRENCE AVE
CHICAGO, IL 60630

If Grantor is also Grantee you may want to strike Release & Waiver of Homestead Rights.

NAME AND ADDRESS OF PREPARER:
Zamora Law Office P.C.
18W100 W. 22nd St. Unit 124
Oakbrook Terrace, IL 60181

EXEMPT UNDER PROVISIONS
OF PARAGRAPH E SECTION 31-
45, PROPERTY TAX CODE.
DATE: 5/17/2021

Signature of Buyer, Seller or
Representative.

This conveyance must contain the name and address of the Grantee for tax billing purposes (55ILCS 5/3-5020) and the name and address of the person preparing the instrument, (55ILCS 5/3-5022)

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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: 5/17, 2021

SIGNATURE: [Signature]
GRANTOR or AGENT

GRANTOR NOTARY SECTION:

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

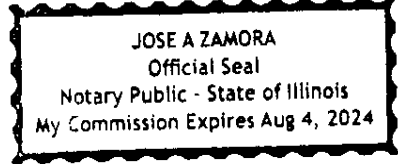
Subscribed and sworn to before me, Name of Notary Public: Jose Zamora

By the said (Name of Grantor): Sergio Elias Robles

On this date of: 5/19, 2021

NOTARY 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: 5/17, 2021

SIGNATURE: [Signature]
GRANTEE or AGENT

GRANTEE NOTARY SECTION:

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

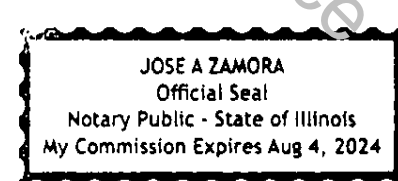
Subscribed and sworn to before me, Name of Notary Public: Jose Zamora

By the said (Name of Grantee): Edith Robles

On this date of: 5/17, 2021

NOTARY 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)**)