



2120819041

Prepared By: |

Darius Cooper |

Doc# 2120819041 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 07/27/2021 04:45 PM PG: 1 OF 3

After Recording Return To:|

2807 Korrel Avenue |

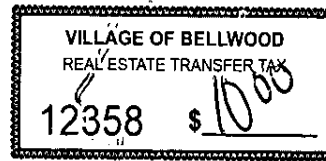
Bellwood, Illinois 60104 |

SPACE ABOVE THIS LINE FOR RECORDER'S USE

QUITCLAIM DEED

On 3/7/2020 THE GRANTOR(S),

- Darius I. Cooper, a single person,
- Geraldine Cooper, a single person,



for and in consideration of: One Dollar (\$1.00) and/or other good and valuable consideration conveys, releases and quitclaims to the GRANTEE(S):

Darius I. Cooper, a single person, residing at ³⁷⁰²~~3207~~ Wilcox Avenue, Unit 104, Bellwood, Cook County, Illinois 60104 _{LR.}

Leary Donel Cooper and Lennes Cooper, a married couple, residing at 2807 Korrel Avenue, Bellwood, Cook County, Illinois 60104

as joint tenants with rights of survivorship, the following described real estate, situated in 3702 Wilcox Avenue, Unit 104, Bellwood, in the County of Cook, State of Illinois

Legal Description: 15-16-109-102-1004

UNIT 104 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 3702-06 WILCOX CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 25961480, AS AMENDED, IN THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 16, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

REAL ESTATE TRANSFER TAX

27-Jul-2021



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

15-16-109-102-1004

| 20210701616126 | 0-501-574-416

UNOFFICIAL COPY

Grantor Signatures:

DATED: 3/7/2020

Darius I. Cooper

Darius I. Cooper
3702 Wilcox Avenue, Unit 104
Bellwood, Illinois, 60104

Grantor Signatures:

DATED: 3/7/2020

POA Geraldine Cooper

Geraldine Cooper
3702 Wilcox, Unit 104
Bellwood, Illinois, 60104

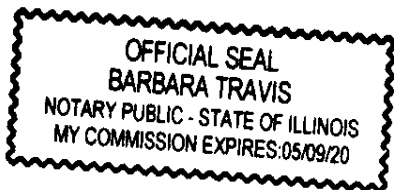
STATE OF ILLINOIS, COUNTY OF COOK, ss:

This instrument was acknowledged before me on this 7th day of March, 2020 by Darius I. Cooper.

Barbara Travis
Notary Public

Notary Public
Title (and Rank)

My commission expires 05/09/20



Exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45
sub par. E and Cook County Ord. 93-0-27 par. _____

Date 7/27/2021 Sign. [Signature]

UNOFFICIAL COPY

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: 7 | 27 | 2021

SIGNATURE: *Darius Cooper*
GRANTOR or AGENT

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

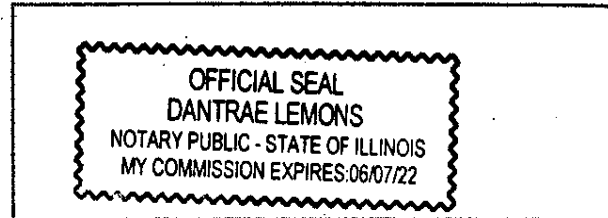
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantor): Darius Cooper

On this date of: 7 | 27 | 2021

NOTARY SIGNATURE: *Dantrae Lemons*

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: 7 | 27 | 2021

SIGNATURE: *Darius Cooper*
GRANTEE or AGENT

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

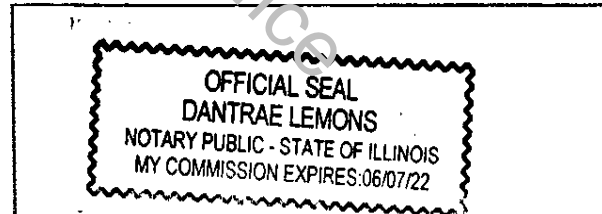
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantee): Darius Cooper

On this date of: 7 | 27 | 2021

NOTARY SIGNATURE: *Dantrae Lemons*

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)**)