

UNOFFICIAL COPY



21216190000

QUIT CLAIM DEED
STATUTORY (ILLINOIS)
(Individual to Individual)

Doc# 21216190000 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 08/04/2021 10:51 AM PG: 1 OF 3

MAIL TO:

PATRICIA MAGALLANES
9 S. 616 HIGHLAND RD.,
WILLOWBROOK, IL 60527

NAME OF TAXPAYER:

PATRICIA MAGALLANES
9 S. 616 HIGHLAND RD.,
WILLOWBROOK, IL 60527

THE GRANTOR:

DAVID C. MAGALLANES, a married person,

of the City of Chicago, County of Cook, State of Illinois for and in consideration of Ten and no/100 DOLLARS, in hand paid,

CONVEY and QUIT CLAIM to

Patricia Magallanes, a married person,

of the City of Chicago, County of Cook, State of Illinois, as Tenants in Common, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LOT 31 IN BLOCK 13 IN ARGO FIFTH ADDITION TO SUMMIT, IN THE NORTHWEST ¼ OF THE SOUTHEAST ¼ OF SECTION 13, TOWNSHIP 38 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 25, 1913 AS DOCUMENT 5252013, IN COOK COUNTY, ILLINOIS.

Permanent Index Number: 18-13-411-022-0000

Property Address: 7544 WEST 61ST STREET, SUMMIT, IL 60501

REAL ESTATE TRANSFER TAX

04-Aug-2021



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

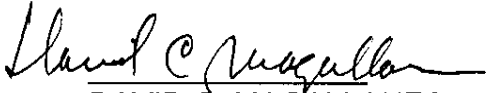
18-13-411-022-0000

| 20210701622072

| 1-625-959-184

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DATED this 26nd day of July, 2021.

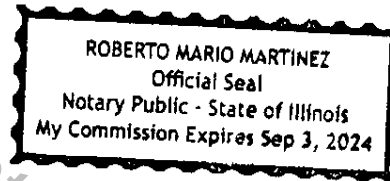

DAVID C. MAGALLANES

STATE OF ILLINOIS, COUNTY OF COOK, SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, Do Hereby Certify that **DAVID C. MAGALLANES, a married person**, personally known to me to be the same persons whose names 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 own 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 26nd day of July, 2021.


Notary Public

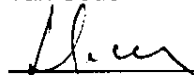


Preparer of Deed:

Roberto Martinez, Attorney
Martinez Law LLC
5310 S. Archer Ave, Chicago, IL 60632
773.818.3020
R@Martinezlawllc.net

Exempt under provisions of Paragraph E
Section 31-45, Property Tax Code

7-27-21
Date


Buyer, Seller, or Representative

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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: 07 | 27 | 20 21

SIGNATURE: *David D. Magallanes*
GRANTOR or AGENT

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

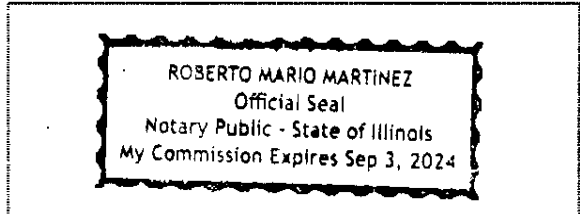
Subscribed and sworn to before me, Name of Notary Public: _____

By the said (Name of Grantor): DAVID D. MAGALLANES

AFFIX NOTARY STAMP BELOW

On this date of: 07 | 27 | 20 21

NOTARY SIGNATURE: *[Signature]*



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: 07 | 27 | 20 21

SIGNATURE: *Patricia Magallanes*
GRANTEE or AGENT

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

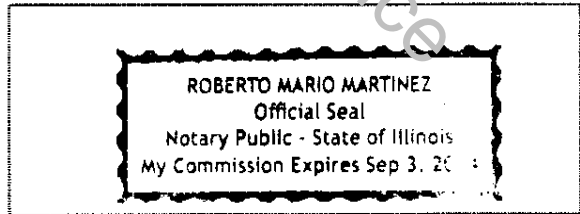
Subscribed and sworn to before me, Name of Notary Public: _____

By the said (Name of Grantee): PATRICIA MAGALLANES

AFFIX NOTARY STAMP BELOW

On this date of: 07 | 27 | 20 21

NOTARY SIGNATURE: *[Signature]*



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)