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Doc#. 2122341482 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 08/11/2021 04:30 PM Pg: 1 of 3

Dec ID 20210801631455

Statutory (Illinois) (Individual to Individual)

Above Space for Recorder's use only

THE GRANTORS, TATANY M. MARTINEZ and ABIGAIL COLON, both single persons, of the City of Berwyn, County of Cook, State of Illinois for and in consideration of Ten (\$10.00) DOLLARS, and other good and valuable consideration to them, in hand paid,

CONVEY AND QUIT CLAIM to

Tiffany M. Martinez 1523 Euclid Avenue Berwyn, IL 60402

the following described Real Estate, situated in the Courty of Cook, in the State of Illinois, to wit:

LOT 31 IN WESLEY AVENUE SUBDIVISION OF BLOCK 58 IN 7 FE SUBDIVISION OF SECTION 19, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THE SOUTH 300 ACRES THEREOF), IN COOK COUNTY, ILLINOIS.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Lews of the State of Illinois, TO HAVE AND TO HOLD said premises forever.

Permanent Index Number:

16-19-225-010-0000

Address of Real Estate:

1523 Euclid Avenue, Berwyn, IL 60402

THIS TRANSACTION IS EXEMPT UNDER PARAGRAPH OF THE OF TWYN CITY CODE SEC 888.06 AS A REAL ESTATE

TRANSACTION

Dated this 27 day of July, 2021

UNOFFICIAL COPY

TO	EXEMPT under provisions of paragraph Section 4, Real Estate Transfer Act Signature Date	QUIT CLAIM DEED
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STATE OF ILLINOIS

COUNTY OF COOK

IMPRESS SEAL HERE "OFFICIAL SEAL"
Peter G. Cozzoni
Notary Public, State of Illinois
My Commission Expires May 3, 2023

I, the undersigned, a Notary Public in and for said Count in the State aforesaid, DO HEREBY CERTIFY that Tiffany M. Martinez and Abigail Colon are the same per ons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged 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 27 day of July, 2021

Commission expires 05/63/202

NOTARY PUBLIC

This instrument prepared by: Tiffany M. Martinez, 1523 Euclid Avenue, Berwyn, IL 60402

MAIL TO:

SEND SUBSEQUENT TAX BILLS T

Tiffany M. Martinez

Tiffany M. Martinez

1523 Euclid Avenue

1523 Euclid Avenue

Berwyn, IL 60402

Berwyn, 1L 60402

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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.

as a person and authorized to do business or acquire and hold title to	o real estate under the laws of the State of Illinois.
the second secon	GNATURE: Ally ail (Olg)
	GRANTOR OF AGENT
GRANTOR NOTARY SECTION: The below section is to be completed by the I	NOTARY who witnesses the GRANTOR signature
Subscribed and soon to before me, Name of Notary Public;	PETER G. COZZONi
By the said (Name of Grantur): TIFFANY M. MANTINE	AFFIX NOTARY STAMP BELOW
On this date of: 07 27 20 21	garantananananan
NOTARY SIGNATURE:	"OFFICIAL SEAL" Peter G. Cozzoni Notary Public, State of Illinois My Commission Expires May 3, 2023
GRANTEE SECTION	The state of the s
The GRANTEE or her/his agent affirms and verifies that the lan e of	the GRANTEE shown on the deed or assignment
of beneficial interest (ABI) in a land trust is either a natural person, ar	Illinois corporation or foreign corporation
authorized to do business or acquire and hold title to real estate in III	
acquire and hold title to real estate in Illinois or other entity recognize	d are a person and authorized to do business or
acquire and hold title to real estate under the laws of the State of Illin	
and the state of t	GNATURE: GRANTEE OF AGENT
GRANTEE NOTARY SECTION: The below section is to be completed by the N	
Subscribed and sworn to before me, Name of Notary Public:	PETEN G. (LO-2ZON,
By the said (Name of Grantee): TIFFAOY M. MAATINE	AFFIX NOTARY STAMP BELOW
On this date of: 67 27 , 202/	"OFFICIAL SEAL" Peter G. Cozzoni Notary Public, State of Illinois
	My Commission Expires May 3, 2023

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 <u>DEED</u> or <u>ABI</u> to be recorded in Cook County, Illinois if exempt under provisions of the <u>Illinois Real Estate Transfer Act</u>: (35 ILCS 200/Art. 31)

rev. on 10.17.2016