

# UNOFFICIAL COPY



Doc# 2123028546 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 08/18/2021 04:16 PM PG: 1 OF 5

## QUIT CLAIM DEED ILLINOIS STATUTORY

THE GRANTORS, JUAN MANUEL TELLO and ALYSSA SUZANNE HAYNES, husband and wife, of Chicago, County of Cook, State of Illinois for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and QUIT-CLAIM(S) to JUAN MANUEL TELLO HAYNES, Trustee of the JUAN MANUEL TELLO HAYNES Revocable Living Trust dated October 23, 2019 AND ALYSSA SUZANNE TELLO HAYNES, Trustee of the ALYSSA SUZANNE TELLO HAYNES Revocable Living Trust dated October 23, 2019, husband and wife of Chicago, County of Cook, State of Illinois, the interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE EXHIBIT "A"

Hereby releasing and waiving all rights, if any, under and by virtue of the Homestead Exemption Laws of the State of Illinois

TO HAVE AND TO HOLD said premises forever not as tenants in common ~~nor as joint tenants but as tenants by the entirety~~

SUBJECT TO: General taxes for 2018 and subsequent years; Statement of Creator and Grantee for purposes of exempt status under Section 4 of the Illinois Real Estate Transfer Act (attached hereto and made a part hereof and labeled Exhibit "B")

Permanent Real Estate Index Number: 14-28-111-056-1002 and 14-28-111-056-1007

Address of Real Estate: 2944 N. Broadway Street Apt 2N, Chicago, IL 60657

Dated this 23 day of October, 2019

X Juan Manuel Tello (SEAL)  
JUAN MANUEL TELLO

X Alyssa Suzanne Haynes (SEAL)  
ALYSSA SUZANNE HAYNES

Alyssa Suzanne Tello Haynes  
Alyssa Suzanne Tello Haynes

Juan Manuel Tello Haynes  
JUAN MANUEL TELLO HAYNES

*nor as tenants by the entirety but as joint tenants with rights of survivorship*



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## EXHIBIT "A"

**UNIT NO. 2N AND 2-PN IN 2944 BROADWAY CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THAT PART OF LOT 1 DESCRIBED AS FOLLOWS:**

**COMMENCING AT A POINT ON THE EAST LINE OF SAID LOT 50 FEET SOUTH OF THE NORTHEAST CORNER THEREOF; THENCE WEST ALONG A LINE PARALLEL WITH THE NORTH LINE OF SAID LOT, 57.85 FEET TO A POINT; THENCE WEST ALONG A LINE PARALLEL WITH THE NORTH LINE OF SAID LOT, 37.15 FEET MORE OR LESS, TO A POINT WHICH IS 5 FEET EAST OF THE WEST LINE OF SAID LOT; THENCE SOUTH ALONG A LINE PARALLEL WITH THE WEST LINE OF SAID LOT 67.50 FEET, MORE OR LESS TO A POINT ON THE SOUTH LINE OF SAID LOT; THENCE EAST ALONG THE SOUTH LINE OF SAID LOT 5 FEET TO A POINT; THENCE NORTH ALONG AND PARALLEL WITH THE WEST LINE OF SAID LOT 34.90 FEET TO A POINT; THENCE EAST ALONG A LINE PARALLEL WITH THE SOUTH LINE OF SAID LOT, 90 FEET MORE OR LESS, TO A POINT ON THE EAST LINE OF SAID LOT; THENCE NORTH ALONG THE EAST LINE OF SAID LOT, 46.50 FEET MORE OR LESS TO THE POINT OF BEGINNING, ALL IN THE SUBDIVISION OF THAT PART OF THE EAST 400 FEET OF BLOCK 1 IN GARDNER'S AND KNOKE'S SUBDIVISION OF THE 20 ACRES NORTH OF AND ADJOINING THE SOUTH 30 ACRES OF THE WEST ½ OF THE NORTHWEST ¼ OF SECTION 28, TOWNSHIP 40 NORTH, RANGE 14, LYING NORTH OF THE NORTH LINE OF OAKDALE AVENUE, (EXCEPT THEREFROM THE SOUTH 125 FEET OF THE EAST 280 FEET THEREOF), ALL IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 91499626 AND AS AMENDED FROM TIME TO TIME TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.**

REAL ESTATE TRANSFER TAX		18-Aug-2021
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
14-28-111-056-1002   20210801643656   0-960-550-672		

REAL ESTATE TRANSFER TAX		18-Aug-2021
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *
14-28-111-056-1002   20210801643656   0-547-829-520		

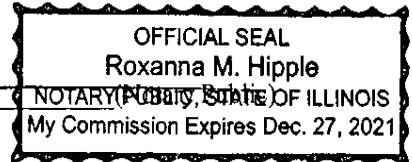
\* Total does not include any applicable penalty or interest due.

# UNOFFICIAL COPY

STATE OF ILLINOIS, COUNTY OF KANE ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT JUAN MANUEL TELLO, personally known to me to be the same person(s) whose name(s) 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 free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

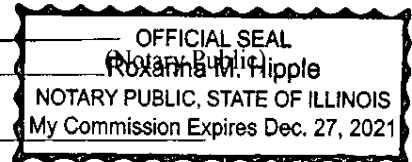
Given under my hand and official seal, this 23<sup>RD</sup> day of OCTOBER, 20 19.



STATE OF ILLINOIS, COUNTY OF Kane ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT ALYSSA SUZANNE HAYNES, personally known to me to be the same person(s) whose name(s) 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 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 23<sup>RD</sup> day of OCTOBER, 20 19.



**Prepared by:** Roxanna M. Hipple, Esq.  
303 West Main Street  
West Dundee, IL 60118  
Phone: (847) 426-2900  
Fax: (847) 426-2907

**Mail To:** JUAN MANUEL TELLO HAYNES and ALYSSA SUZANNE TELLO HAYNES  
2944 N. Broadway Street Apt 2N  
Chicago, IL, 60657

**Name and Address of Taxpayer and Grantee:**

JUAN MANUEL TELLO HAYNES and ALYSSA SUZANNE TELLO HAYNES  
2944 N. Broadway Street Apt 2N  
Chicago, IL, 60657

EXEMPT UNDER PROVISIONS OF PARAGRAPH E  
35 ILCS 200/31-45, PROPERTY TAX CODE

10/23/19  
Date

Buyer, Seller or Agent

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## STATEMENT BY GRANTOR AND GRANTEE

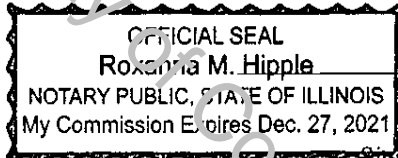
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business 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.

Date: 10/23/19 Signature: *Juan Manuel Tello*  
JUAN MANUEL TELLO, grantor

STATE OF ILLINOIS, COUNTY OF KANE ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT JUAN MANUEL TELLO HAYNES, personally known to me to be the same person(s) whose name(s) 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 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 23<sup>RD</sup> day of OCTOBER, 20 19.



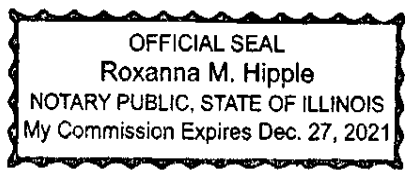
Date: 10/23/19 Signature: *Roxanna M. Hipple* (Notary Public)

Signature: *Alyssa Suzanne Haynes*  
ALYSSA SUZANNE HAYNES, grantor

STATE OF ILLINOIS, COUNTY OF KANE ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT ALYSSA SUZANNE TELLO HAYNES, personally known to me to be the same person(s) whose name(s) 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 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 23<sup>RD</sup> day of OCTOBER, 20 19.



Signature: *Roxanna M. Hipple* (Notary Public)

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The grantees or their agents affirm and verify that the names of the grantees shown on the deed are either natural persons, 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 persons and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

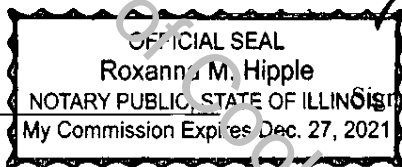
Date: 10/23/19

Signature: Juan Manuel Haynes  
JUAN MANUEL TELLO HAYNES, as Trustee of  
the JUAN MANUEL TELLO HAYNES  
REVOCABLE LIVING TRUST, dated October 23,  
2019 grantee

STATE OF ILLINOIS, COUNTY OF KANE ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT JUAN MANUEL TELLO HAYNES, personally known to me to be the same person(s) whose name(s) 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 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 23<sup>RD</sup> day of OCTOBER, 20 19

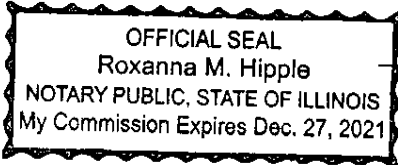


[Signature] (Notary Public)  
Alyssa Suzanne Tello Haynes  
ALYSSA SUZANNE TELLO HAYNES, as  
Trustee of the ALYSSA SUZANNE TELLO  
HAYNES REVOCABLE LIVING TRUST, dated  
October 23, 2019 grantee

STATE OF ILLINOIS, COUNTY OF KANE ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT ALYSSA SUZANNE TELLO HAYNES, personally known to me to be the same person(s) whose name(s) 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 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 23<sup>RD</sup> day of OCTOBER, 20 19



[Signature] (Notary Public)

Note: 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 a Class A misdemeanor for subsequent offenses.

[Attached to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Act, the Cook County Real Property Tax Ordinance.]