

# UNOFFICIAL COPY



Doc# 2124557032 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 09/02/2021 03:08 PM PG: 1 OF 5

## QUIT CLAIM DEED

**THE GRANTOR(S), PORFIRIO CARDONA OROPEZA, a married man and LETICIA PEREZ GOMEZ, a married woman,** for and in consideration of the sum of ONE and 00/100 Dollar, (\$1.00), and other goods and valuable consideration in hand paid, QUIT CLAIMS to, Israel Cardona, a single man, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 24 IN BLOCK 14 IN A.S.B. MILLS'S SUBDIVISION OF BLOCK 14 OF SUPERIOR COURT COMMISSIONER'S PARTITION OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 25, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: covenants, conditions, and restrictions of record, and for general taxes for tax year 2020 and subsequent years.

TO HAVE AND TO HOLD said premises a forever.

**Permanent Index Number(s): 16-25-305-049-0000**

**Commonly Known As: 2754 S Sacramento Ave., Chicago, IL 60623**

Exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45	
sub par. <u>F</u>	and Cook County Ord. 93-0-27 par. <u>E</u>
Date <u>September 2, 2021</u>	Sign. <u>[Signature]</u>

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MAIL TO AFTER RECORDING, AND ADDRESS OF PREPARER OF QUIT  
CLAIM DEED:

James Vachachira  
834 E Rand Rd., Suite 3  
Mount Prospect, Illinois 60056

MAIL TAX BILLS TO:

Israel Cardona  
2756 S Sacramento Ave,  
Chicago, IL 60623

**REAL ESTATE TRANSFER TAX** 02-Sep-2021



<b>CHICAGO:</b>	0.00
<b>CTA:</b>	0.00
<b>TOTAL:</b>	0.00 *

16-25-305-049-0000 | 20210901660332 | 0-095-899-408

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

**REAL ESTATE TRANSFER TAX**

02-Sep-2021



<b>COUNTY:</b>	0.00
<b>ILLINOIS:</b>	0.00
<b>TOTAL:</b>	0.00

16-25-305-049-0000 | 20210901660332 | 1-975-987-984

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GRANTOR SIGNATURES:

x Porfirio Cardona Oropeza  
Porfirio Cardona Oropeza      x Leticia Perez Gomez  
Leticia Perez Gomez

STATE OF ILLINOIS )  
  ) SS.  
COUNTY OF Cook )

ALMA R. MEZA  
OFFICIAL SEAL  
Notary Public - State of Illinois  
My Commission Expires Jun 28, 2024

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **Porfirio Cardona Oropeza**, is personally know 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/she signed, sealed and delivered the instrument as his/her 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 4th day of August, 2021  
Alma R. Meza  
Notary Public  
Commission expires 06/28, 2024

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **Leticia Perez Gomez**, is personally know 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/she signed, sealed and delivered the instrument as his/her 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 4th day of August, 2021  
Alma R. Meza  
Notary Public  
Commission expires 06/28, 2024

ALMA R. MEZA  
OFFICIAL SEAL  
Notary Public - State of Illinois  
My Commission Expires Jun 28, 2024

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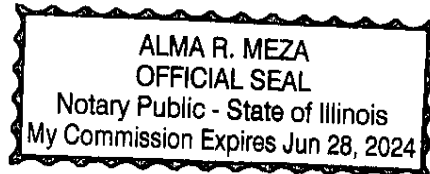
## STATEMENT BY GRANTOR AND GRANTEE

The Grantor or his Agent affirms that, to the best of his knowledge, the name of the Grantee shown on the Deed or Assignment of Beneficial Interest 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 title to real estate under the laws of the State of Illinois.

Dated 08-04, 20 21

Signature: Leticia Perez Gomez  
Grantor or Agent

Subscribed and sworn to before me  
by the said Leticia Perez Gomez  
this 4th day of August, 20 21  
Notary Public Alma R Meza

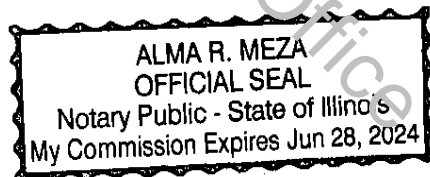


The Grantee or his Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 08-04, 20 21

Signature: [Signature]  
Grantee or Agent

Subscribed and sworn to before me  
By the said Isabel Cardona  
This 4th day of August, 20 21  
Notary Public Alma R Meza



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 of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

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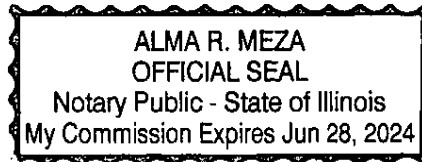
## STATEMENT BY GRANTOR AND GRANTEE

The Grantor or his Agent affirms that, to the best of his knowledge, the name of the Grantee shown on the Deed or Assignment of Beneficial Interest 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 title to real estate under the laws of the State of Illinois.

Dated 08-04, 2021

Signature: *Ray Fierro Cardona*  
Grantor or Agent

Subscribed and sworn to before me  
by the said PORTALIO CARDONA O.  
this 4th day of August, 2021  
Notary Public ALMA R. MEZA

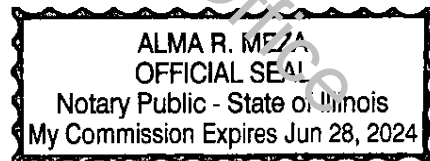


The Grantee or his Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 08-04, 2021

Signature: *[Signature]*  
Grantee or Agent

Subscribed and sworn to before me  
By the said ISRAEL CARDONA  
This 4th day of August, 2021  
Notary Public ALMA R. MEZA



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 of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)