

QUIT CLAIM DEED
(Individual to Individual)

PREPARED BY:
Bing Yu Chen and Li Jian Chen

348 West 27th Street

Chicago, IL 60616

MAIL TO: **Acquest Title Services, LLC**
Xiao Ming Chen **2000 W. Higgins Rd. # 180**
Hoffman Estates, IL 60169

348 West 27th Street **847-252-7341**

Chicago, IL 60616

2021090021

NAME & ADDRESS OF TAXPAYER:

Xiao Ming Chen

348 West 27th Street

Chicago, IL 60616



Doc# 2127841029 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 10/05/2021 11:23 AM PG: 1 OF 3

(Space above for Recording Data only)

THE GRANTOR(S): Bing Yu Chen, unmarried, and Li Jian Chen, married to Xiao Ming Chen

Of the City of Chicago, County of Cook and State of Illinois, for and in consideration of the sum of TEN and NO/100 DOLLARS, \$10.00 cash and other good and valuable consideration, in hand paid, at or before delivery of this document, receipt of which is hereby acknowledged, has bargained, and sold and by this document and does grant, bargain, sell, convey, remise release and forever Quit Claims unto said GRANTEE(S):

Xiao Ming Chen, 348 West 27th Street, Chicago, IL 60616

All the right, title, interest claim or demand which the Grantor may have had in and to the following described real estate in the County of Cook, State of Illinois, to wit:

The West 23.40 feet of the East 164.10 feet of the South 53.5 feet of Lots 7 and 8 (except that part of said Lot 8 condemned and taken for widening of Stewart Avenue), in Block 1 in United States Bank Addition to Chicago, in the Southeast 1/4 of Section 28, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois, forever.

Permanent index number: 17-28-400-039-0000
Property address: 348 West 27th Street, Chicago, IL 60616

REAL ESTATE TRANSFER TAX		05-Oct-2021
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
17-28-400-039-0000		20211001693451 1-971-646-608

DATED this 16 day of Sept, 2021

Bing Yu Chen

LIJIAN CHEN
Li Jian Chen

REAL ESTATE TRANSFER TAX		05-Oct-2021
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

Xiao Ming Chen, signing solely for the purpose of waiving Homestead

17-28-400-039-0000 | 20211001693451 | 0-033-616-016

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

UNOFFICIAL COPY

STATE OF IL
COUNTY OF COOK

The foregoing instrument was acknowledged before me this 16 day of Sept, 2021, by Bing Yu Chen

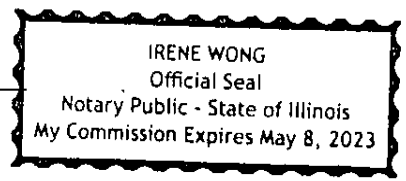
STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

[Signature]
Notary Public's Signature
My Commission Exp. May 8, 2023
Irene Wong
Notary Name

I the undersigned, a Notary Public in and for said County in the State aforesaid, CERTIFY THAT: **Bing Yu Chen, unmarried, personally known to me to be the same person(s) whose name is subscribed to the foregoing instrument, and appeared before me on this day in person, and acknowledged that he signed, sealed and delivered the instrument as his free and voluntary act, for the uses and purpose therein set forth, including the release and waiver of the right of homestead.**

Given under my hand and notarial seal, this 16 day of Sept, 2021

[Signature]
NOTARY PUBLIC



STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I the undersigned, a Notary Public in and for said County in the State aforesaid, CERTIFY THAT: **Li Jian Chen, married to Xiao Ming Chen, personally known to me to be the same person(s) whose name is subscribed to the foregoing instrument, and appeared before me on this day in person, and acknowledged that he signed, sealed and delivered the instrument as his free and voluntary act, for the uses and purpose therein set forth, including the release and waiver of the right of homestead.**

Given under my hand and notarial seal, this 16 day of Sept, 2021

[Signature]
NOTARY PUBLIC

STATE OF IL
COUNTY OF COOK

The foregoing instrument was acknowledged before me this 16 day of Sept, 2021, by Li Jian Chen

[Signature]
Notary Public's Signature
My Commission Exp. May 8, 2023
Irene Wong
Notary Name

Exempt under provisions of paragraph e
Section 31-45 of the Real Estate Transfer Tax Law

X [Signature] 09/16/21
Grantor or Grantee Signature Date



UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE

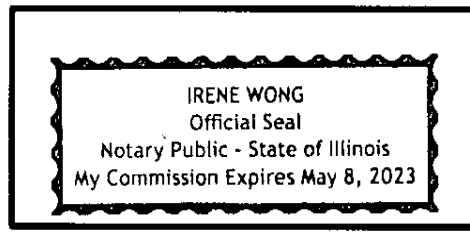
The **GRANTOR** or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recording as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 9/16/21 Signature *Bing Tu Chen*
Grantor or Agent

Subscribed and sworn to before me by the said *Bing Tu Chen*

This day of 16/sept 2021.

Notary Public *[Signature]*



The **GRANTEE** 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 recording as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 9/16/21 Signature *[Signature]*
Grantee or Agent

Subscribed and sworn to before me by the said *Xiao Ming Chen*

This day of 16/Sept 2021.

Notary Public *[Signature]*



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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act