

Quit Claim Deed

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Doc# 2132242101 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 11/18/2021 11:00 AM PG: 1 OF 3

ILLINOIS STATUTORY

MAIL TO:

Willie D. Diggs
14314 Irving Ave.
Dolton, IL 60419

NAME & ADDRESS OF TAXPAYER:

Willie D. Diggs
14314 Irving Ave.
Dolton, IL 60419

THE GRANTOR, Ira Lloyd Kinney a single man, of the State of Illinois for and in consideration of Ten (\$10.00) DOLLARS and other good and valuable consideration(s) in hand paid, CONVEYS AND QUIT CLAIMS TO Willie D. Diggs of the County of Cook, the State of Illinois; all interest in the following described real estate situation in the County of , in the State of Illinois, to wit:

(LEGAL DESCRIPTION)

THE SUBJECT PROPERTY IS NOT HOMESTEAD PROPERTY

LOT 32 IN SUBDIVISION OF THAT PART LYING EAST OF MICHIGAN AVE. OF LOT 3 IN SUBDIVISION OF LOTS 4 TO 8 OF ASSESSOR'S DIVISION OF THE WEST & OF NORTHWEST & OF SECTION 15, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

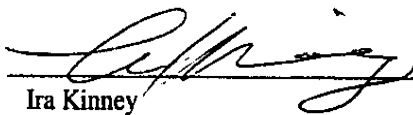
hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

TO HAVE AND TO HOLD the above granted premises unto the parties of the second part forever,

Permanent Index Number(s): 25-15-121-005-0000

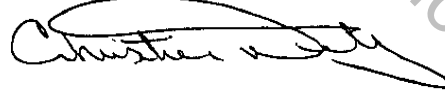
Property Address: 10511 S Edbrooke, Chicago, IL 60628

Dated this 5 day of September, 2021


Ira Kinney

(Seal)





REAL ESTATE TRANSFER TAX	17-Nov-2021
CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00



25-15-121-005-0000 | 20211101635034 | 0-193-248-400

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

REAL ESTATE TRANSFER TAX	18-Nov-2021
COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00



25-15-121-005-0000 | 20211101635034 | 1-177-730-192

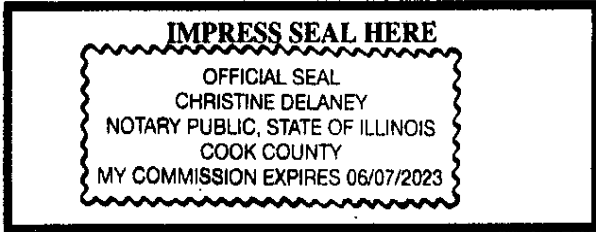
UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS.
COUNTY OF)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Ira Lloyd Kinney personally known 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 signed, sealed and delivered the said instrument as 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 5th day of October, 2021

Notary Public
My commission expires on 06/07/2023.



If Grantor is also Grantee you may want to strike Release & Waiver of Homestead Rights.

NAME AND ADDRESS OF PREPARER:
Keith Fenceroy
Fenceroy Law Office
Keith Fenceroy
3047 N Lincoln Ave
400
Chicago, IL 60657

EXEMPT UNDER PROVISIONS OF PARAGRAPH 2 SECTION 31-45, PROPERTY TAX CODE.

EXEMPT UNDER PROVISIONS OF PARAGRAPH (e) 35 ILCS 200/31-45, PROPERTY TAX CODE AND COOK COUNTY ORD. 93-0-28 PAR (e)

EXEMPT UNDER PROVISIONS OF PARAGRAPH (e) 35 ILCS 200/31-45, PROPERTY TAX CODE; COOK COUNTY ORD. 93-0-28 PAR 4; AND EXEMPT UNDER SECTION 2001-2B6 OF THE CHICAGO TRANSACTION TAX

DATE: 10-5-21

[Signature]
Signature of Buyer, Seller or Representative.

This conveyance must contain the name and address of the Grantee for tax billing purposes (55ILCS 5/3-5020) and the name and address of the person preparing the instrument, (55ILCS 5/3-5022)

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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: 10 | 15 | 20 21

SIGNATURE: [Signature]
GRANTOR or AGENT

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

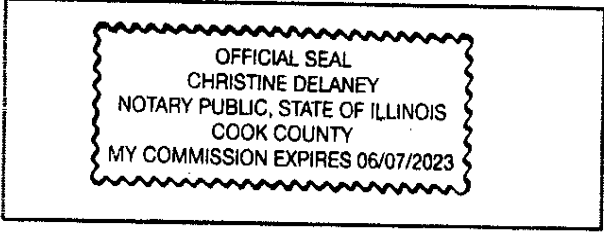
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantor): Ira Kinney

On this date of: 10 | 15 | 20 21

NOTARY SIGNATURE: [Signature]

AFFIX NOTARY STAMP BELOW



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: 10 | 15 | 20 21

SIGNATURE: [Signature]
GRANTEE or AGENT

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

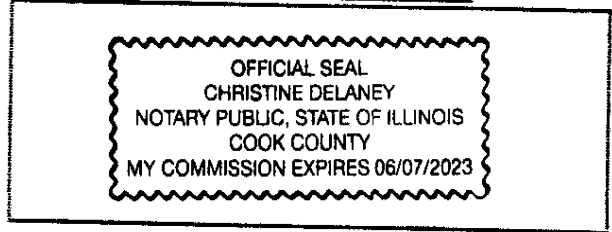
Subscribed and sworn to before me, Name of Notary Public:

By the said (Name of Grantee): Willie D. Diggs

On this date of: 10 | 15 | 20 21

NOTARY SIGNATURE: [Signature]

AFFIX NOTARY STAMP BELOW



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)**)