

UNOFFICIAL COPY

Doc#: 2202413124 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/24/2022 10:57 AM Pg: 1 of 3

QUIT CLAIM DEED (ILLINOIS)

Dec ID 20220101602324

AFTER RECORDING MAIL TO:

Edward J. Witas & Associates, P.C
1375 East Woodfield Road, Suite 510
Schaumburg, Illinois 60173

NAME & ADDRESS OF TAXPAYER

Jose Angel Dominguez
Jamie Rice
10954 Parkside Avenue
Chicago Ridge, Illinois 60415

THE GRANTOR(S), Jose A. Dominguez, a single man, of the Village of Chicago Ridge, State of Illinois, for and in consideration of ten dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEY(S) and QUIT CLAIM(S) to Jose Angel Dominguez, a single man, and Jamie Rice, a single woman, as joint tenants, all interest in the following described Real Estate in the County of Cook, in the State of Illinois, to wit:

THE NORTH 1/2 OF LOT 6 IN RIDGE MANOR, BEING A SUBDIVISION OF THE SOUTH 1/2 OF THE SOUTH 1/2 OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 37 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: General real estate taxes not yet due or payable and all other matters of record affecting the property.

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

Commonly known as: 10954 Parkside Avenue, Chicago Ridge, Illinois 60415

Permanent Tax No: 24-17-418-019-0000

Dated this 19th day of January 2022.



Jose A. Dominguez
Grantor

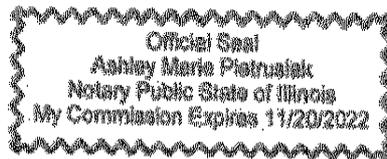
UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS
County of Kane)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, **Jose A. Dominguez**, 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 he signed, sealed and delivered the instrument as a free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and seal, this 19th day of January 2022.

Ashley Marie Pietrusiak
NOTARY PUBLIC



This transfer is tax exempt under the provisions of 35 ILCS 200/31-45, Paragraph E.

[Signature]
Signature of Buyer, Seller, or Representative

Prepared By:
Edward J. Witas III
Edward J. Witas & Associates, P.C.
Attorneys at Law
1375 E. Woodfield Road, Suite 510
Schaumburg, Illinois 60173
(847) 230-9037

PROPERTY OF COOK COUNTY CLERK'S OFFICE

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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: 1 19 2022

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:

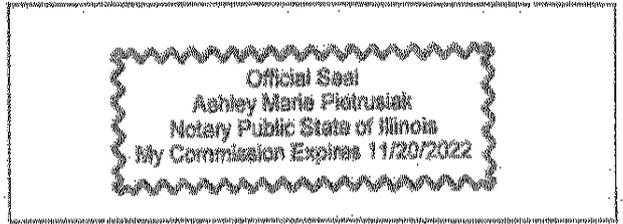
Ashley Marie Pietrusiak

By the said (Name of Grantor): Jose Angel Dominguez

AFFIX NOTARY STAMP BELOW

On this date of: 1 19 2022

NOTARY SIGNATURE: Ashley Marie Pietrusiak



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: 1 19 2022

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:

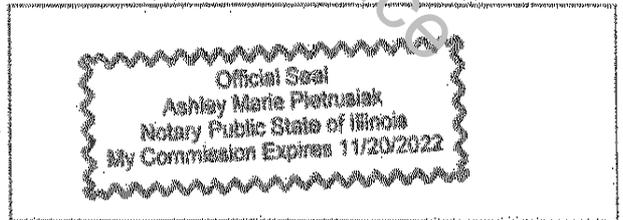
Ashley Marie Pietrusiak

By the said (Name of Grantee): Jose Angel Dominguez

AFFIX NOTARY STAMP BELOW

On this date of: 1 19 2022

NOTARY SIGNATURE: Ashley Marie Pietrusiak



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)**.