

UNOFFICIAL COPY

Doc#: 2205441259 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 02/23/2022 02:35 PM Pg: 1 of 6

Dec ID 20220201630942
ST/CO Stamp 0-156-588-432

Prepared By:

Margaret Daur, Attorney at Law, 13805 W. Burleigh Rd, Ste 100, Brookfield, WI 53005

Mail Tax Statement to: Julio Mora, 3135 Walden Lane, Wilmette, IL 60091

Return to: Westcor Land Title Insurance Company
600 W Germantown Pike, Suite 450, Plymouth Meeting, PA 19426

Permanent Real Estate Index Number: 05-30-406-089-0000

BSS-IL-RF-1124167
RECORD 3RD

QUITCLAIM DEED

JULIO C. MORA, MD and LUZ M. MORA, husband and wife, whose mailing address is 3135 Walden Lane, Wilmette, IL 60091, (the "Grantor"), for valuable consideration in the amount of Ten and 00/100 (\$10.00), and other good and valuable consideration, does hereby CONVEY and QUITCLAIM unto LUZ M. MORA, (or her designated Successor) as Trustee of THE LUZ M. MORA 2000 TRUST Under Agreement Dated October 7, 2000, in fee simple, whose address is 3135 Walden Lane, Wilmette, IL 60091, hereinafter, "Grantee", the following described real estate situated in the County of Cook, in the State of Illinois, to-wit:

Lot 9 in Walden Park Subdivision in the SE 1/4 of Section 30, Township 42 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

Being the same property conveyed to the Grantor herein by deed recorded in 20220201630942 Simultaneously herewith, in the Office of the County Recorder of Cook County, State of Illinois.

Property Address: 3135 Walden Lane, Wilmette, IL 60091

This conveyance made subject to all easements, and building or use restrictions of record, including, but not limited to, those for public roads and highways, restrictive covenants, utilities, railroads, and pipelines. The conveyance is also subject to all applicable zoning, ordinances, statutes, rules, or regulations, as amended.

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IN WITNESS WHEREOF, this deed was executed by the Grantor, this the 7th day February, 2022.

Julio C. Mora, MD (Seal)
JULIO C. MORA, MD

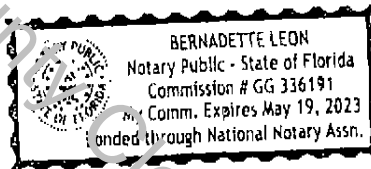
Luz M. Mora (Seal)
LUZ M. MORA

STATE OF ~~ILLINOIS~~ ^{Florida} }
COUNTY OF Miami-Dade } ss:

I, the undersigned, a Notary Public in and of said County, in the State aforesaid, DO HEREBY CERTIFY THAT, JULIO C. MORA, MD, is 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/she signed, sealed and delivered said instrument as his/her free and voluntary act, for the purposes therein set forth.

Given under my hand and notarial seal, this day of February 7, 2022.

Bernadette Leon
Notary Public Bernadette Leon
My Commission expires: May 19, 2023

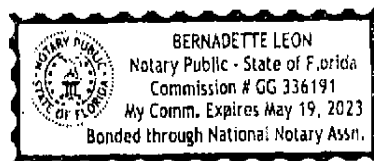


STATE OF ~~ILLINOIS~~ ^{Florida} }
COUNTY OF Miami-Dade } ss:

I, the undersigned, a Notary Public in and of said County, in the State aforesaid, DO HEREBY CERTIFY THAT, LUZ M. MORA, is 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/she signed, sealed and delivered said instrument as his/her free and voluntary act, for the purposes therein set forth.

Given under my hand and notarial seal, this day of February 7, 2022.

Bernadette Leon
Notary Public Bernadette Leon
My Commission expires: May 19, 2023



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This copy is provided by the Recorder for use in Cook County, Illinois. A legal opinion is recommended prior to taking final action with this deed. Changes in ownership may have tax, inheritance and other legal ramifications.

Exempt under provisions of Paragraph (e) Section 31.45, Property Tax Code.

Date: 04-07-2022

Signature of Grantor:

Julio C. Mora, MD

JULIO C. MORA, MD

Luz M. Mora

LUZ M. MORA

Property of Cook County Clerk's Office

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Real Estate Transfer Tax
EXEMPT

Issue Date 2/18/2022

Revenue Stamps:

Village of Wilmette	EXEMPT	City	1	= EXEMPT
Real Estate Transfer Tax				
Stamp #:	LR	2022-02-18	3135 WALDEN	

Name of Buyer:

THE LUZ M MORA 2000 TRUST

DATED OCTOBER 3, 2000

Property Address:



3135 WALDEN

WILMETTE, IL. 60091

Property of Cook County Clerk's Office

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Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX		22-Feb-2022
		COUNTY: 0.00
		ILLINOIS: 0.00
		TOTAL: 0.00
05-30-406-089-0000	20220201630942	0-156-588-432

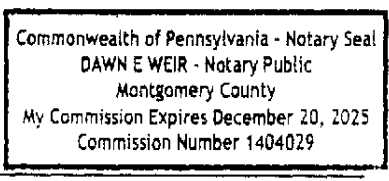
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STATEMENT BY GRANTOR AND GRANTEE

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 02/21/2022 Signature: [Signature]
Grantor or Agent

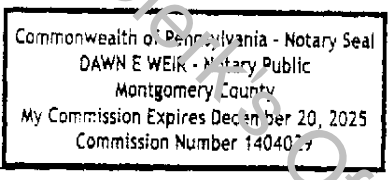
Subscribed and sworn to before me
by the said Rebekah Schueck,
dated 02-21-2022
Notary Public [Signature]



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 title to real estate under the laws of the State of Illinois.

Dated 02/21/2022 Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me
by the said Rebekah Schueck,
dated 02-21-2022
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 Facsimile ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act).

NOTE: LAND TRUSTEE IS NEITHER "GRANTEE OR AGENT" OF AN ASSIGNMENT OF BENEFICIAL INTEREST.