

# UNOFFICIAL COPY

Doc#: 2206206067 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 03/03/2022 09:18 AM Pg: 1 of 3

QUIT CLAIM DEED  
ILLINOIS STATUTORY  
INDIVIDUAL

Dec ID 20220201626299  
ST/CO Stamp 1-835-542-928

21027043AM  
CS

Chicago Title

THE GRANTOR(S), BULMARO PEREZ SANCHEZ, a single man, of the Village of Melrose Park, County of Cook, State of IL, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and QUIT CLAIM(S) to ARTURO MENDOZA and LAURA MENDOZA, husband and wife, and GISSEL MENDOZA, a single woman, of 2330 Gustave Ave., Melrose Park, IL 60164, as Joint Tenants, of the County of Cook, all right, title and interest in the following described Real Estate situated in the County of Cook, in the State of IL, to wit:

LOT 14 IN BLOCK 7 IN FULLERTON GARDENS, A SUBDIVISION OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 33 AND THE SOUTH 1/2 OF THE SOUTH 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 28, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: Covenants, conditions and restrictions of record; Private, public and utility easements and roads and highways; General taxes for the year 2021 and subsequent years.

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

Permanent Real Estate Index Number(s): 12-33-217-010-0000

Address(es) of Real Estate: 2330 Gustave Ave.  
Melrose Park, IL 60164

\*Property is outside City limits and located in Leyden township

Dated this 22 day of Dec, 2021

  
BULMARO PEREZ SANCHEZ



First American  
Title Insurance Company

Quit Claim Deed - Individual

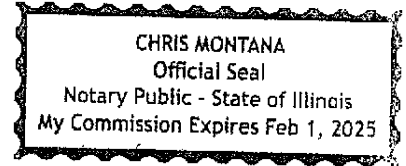
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STATE OF IL, COUNTY OF DuPage, SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT BULMARO PEREZ SANCHEZ, personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 official seal this 22 day of Dec, 2021.

[Signature]  
Notary Public



Exempt under provisions of paragraph (e) Section 32-45, real estate transfer tax law.

Dated: 12-22-21

[Signature]  
Signature of Buyer, Seller, or Representative

Prepared by:  
Donna Craft Cain, P.C.  
3 East Park Boulevard  
Villa Park, IL 60181

Mail to:  
Donna Craft Cain, P.C.  
3 East Park Boulevard  
Villa Park, IL 60181

Name and Address of Taxpayer:

Arturo Mendoza, Laura Mendoza  
and Gissel Mendoza  
2330 Gustave Ave.  
Melrose Park, IL 60164



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## STATEMENT BY GRANTOR AND GRANTEE

The grantor or their agent affirms that, to the best of their 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 and hold title to real estate under the laws of the State of Illinois.

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

**GRANTOR OR AGENT:**

[Signature]  
Signature

Christian A. Cinocchio  
Print Name



Subscribed and sworn to before me this 22nd of December, 2021.

[Signature]  
Notary Public

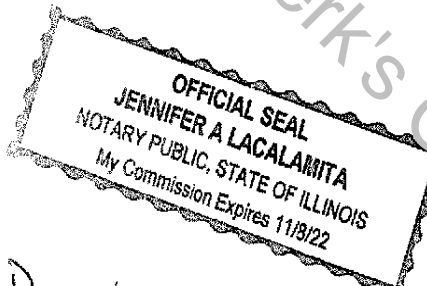
The grantee or their agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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.

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

**GRANTEE OR AGENT:**

[Signature]  
Signature

Christian Cinocchio  
Print Name



Subscribed and sworn to before me this 22nd of December, 2021.

[Signature]  
Notary Public

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.]