

UNOFFICIAL COPY

Doc#: 2207425048 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/15/2022 03:21 PM Pg: 1 of 3

QUIT CLAIM DEED

ILLINOIS
Chicago Title
Accom Only
1 of 1
2003094644

Dec ID 20220301641601
ST/CO Stamp 1-499-903-376
City Stamp 1-537-914-256

Above Space for Recorder's Use Only

THE GRANTOR(S) Jose Herrera, a widowed man to Juana Herrera, Gabriel Diaz, a married man, and Ernestina Diaz, a married woman, for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable considerations in hand paid, CONVEY(s) and QUIT CLAIM(s) to Jose Herrera Gomez, a widow, Alma Ocon, a married woman, and Ariana Herrera, a single woman, of 4617 S Troy St, Chicago, IL 60632 not as tenants by the entirety or tenants in common, but as Joint Tenants with rights of survivorship the following described Real Estate, situated in the County of Cook, in the State of Illinois to wit:

(See page 2 for legal description attached here to and made part hereof),

SUBJECT TO: General taxes for 2022 and subsequent years; Covenants, conditions and restrictions of record, if any; 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): 19-01-326-006-0000

Address(es) of Real Estate: 4617 S Troy St, Chicago, IL 60632

The date of this deed of conveyance is February 16, 2022.

Jose Herrera Gomez
Jose Herrera

Gabriel Diaz
Gabriel Diaz

Ernestina Diaz
Ernestina Diaz

State of Illinois)

County of Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Jose Herrera, Gabriel Diaz, and Ernestina Diaz personally known to me to be the same person(s) whose name(s) is(are) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she(they) signed, sealed and delivered the said instrument as his/her(their) 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 February 16, 2022.

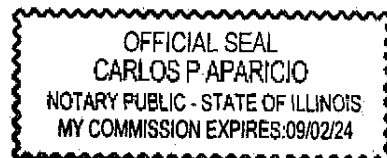
Carlos P. Aparicio

Notary Public

EXEMPT UNDER REAL ESTATE TRANSFER TAX SEC. 4

PAR. E & COOK COUNTY ORD. Sec. 7 PAR. E

DATE 2/16/22 SIGN Carlos P. Aparicio



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LEGAL DESCRIPTION

For the premises commonly known as: 4617 S Troy St, Chicago, IL 60632

Legal Description:

LOT FORTY-ONE (41) (EXCEPT THE SOUTH NINE (9) FEET) AND LOT FORTY-TWO (42) (EXCEPT THE NORTH EIGHT (8) FEET IN BLOCK ONE (1) IN THE JOHN GUTHRIE SMITH SUBDIVISION OF BLOCK THIRTEEN (13) IN HART L. STEWART'S SUBDIVISION OF THE SOUTH WEST QUARTER OF SECTION ONE (1), TOWNSHIP THIRTY EIGHT (38) NORTH, RANGE THIRTEEN (13), EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

<p>This instrument was prepared by: Aparicio Law Office LLC 5838 S Archer Ave Chicago, IL 60638</p>	<p>Send subsequent tax bills to: Jose Herrera 4617 S Troy St Chicago, IL 60632</p>	<p>Mail recorded document to: Aparicio Law Office LLC 5838 S Archer Ave Chicago, IL 60638</p>
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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: 02 | 16 | 20 22

SIGNATURE: [Signature]
GRANTOR or AGENT

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

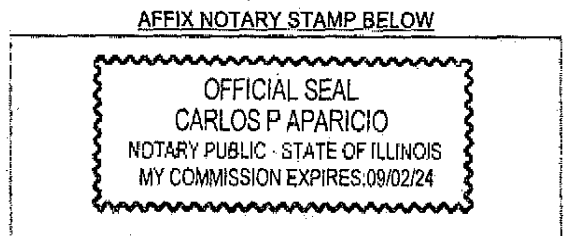
Subscribed and sworn to before me, Name of Notary Public:

Carlos P. Aparicio

By the said (Name of Grantor): Gabriel Diaz

On this date of: 02 | 16 | 20 22

NOTARY SIGNATURE: [Signature]



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: 02 | 16 | 20 22

SIGNATURE: [Signature]
GRANTEE or AGENT

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

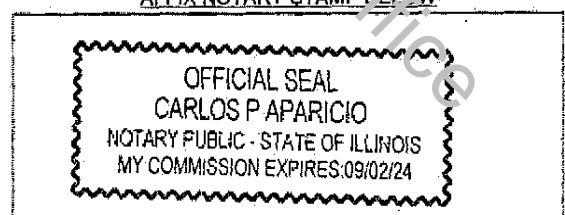
Subscribed and sworn to before me, Name of Notary Public:

Carlos P. Aparicio

By the said (Name of Grantee): Jose Herrera Gomez

On this date of: 02 | 16 | 20 22

NOTARY SIGNATURE: [Signature]



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)