

# UNOFFICIAL COPY

Doc#: 2208018337 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 03/21/2022 12:07 PM Pg: 1 of 4

Dec ID 20220301655329

**After Recording Return to:**

Amrock LLC  
662 Woodward Avenue  
Detroit, MI 48226

**Instrument Prepared By:**

Kimberly Vereb, Esq.  
1174 Red Dunes Run  
Avon, IN 46123  
IL Bar ID No. 6244616

**Mail Tax Statement To:**

Earl E. Morgan, Jr.  
6221 Rio Verde Avenue  
Oak Forest, IL 60452

**Tax Parcel ID Number:**

28-17-115-024-0000

**Order Number:**

70466500 - 7394537

## QUITCLAIM DEED

Tax Exempt under provision of Paragraph E Section 31-45 Property Tax Code, having a consideration less than \$100.00.

By: Earl E. Morgan, Jr., date 7-1-21  
EARL E. MORGAN, JR.

Dated this 1<sup>st</sup> day of July, 2021. WITNESSETH, that, **EARL E. MORGAN, JR.**, a single person, whose address is 6221 Rio Verde Avenue, Oak Forest, IL 60452, hereinafter referred to as "GRANTOR," whether one or more, for and in consideration of the sum of Ten Dollars and 00/100 (\$10.00), and other good and valuable considerations in hand paid, the receipt of which is hereby acknowledged, does hereby CONVEY and QUITCLAIM unto **EARL E. MORGAN, JR.**, a single person, and **JOSEPH E. MORGAN**, a married person, not as tenants in common, but as joint tenants with right of survivorship, whose addresses are 6221 Rio Verde Avenue, Oak Forest, IL 60452 and 16424 Borio Drive, Crest Hill, IL 60403, respectively, hereinafter referred to as "GRANTEE," whether one or more, all the rights and title interest in the following described real estate, being situated in Cook County, Illinois, commonly known as 6221 Rio Verde Avenue, Oak Forest, IL 60452, and legally described as follows, to wit:

The following described property:

||||| PCL 70466500DQTC01010103 |||||

# UNOFFICIAL COPY

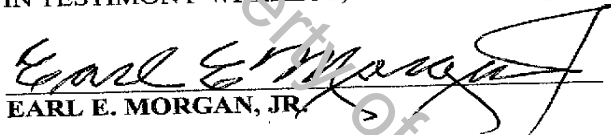
**SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF**

Assessor's Parcel Number: 28-17-115-024-0000

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

In all references herein to any parties, persons, entities or corporations, the use of any particular gender or the plural or singular number is intended to include the appropriate gender or number as the text of the within instrument may require.


IN TESTIMONY WHEREOF, WITNESS the signature of the Grantor on the date first written above.

  
EARL E. MORGAN, JR.

STATE OF Illinois )  
COUNTY OF COOK ) ss.

I, Patricia McCloy, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY that EARL E. MORGAN, JR., personally known to me to be the same person(s) whose name(s) 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 herein set forth.

Given under my hand official seal this 1<sup>st</sup> day of July 2021.

  
Notary Public  
My Commission Expires: 4-25-2023



# UNOFFICIAL COPY

## EXHIBIT A LEGAL DESCRIPTION

The following described property, situated in the County of Cook, State of Illinois, to wit:

Lot 11 in Block 18 in Sixth Addition to Medema's El Vista Gardens, being a subdivision of part of the Northwest Quarter of Section 17, Township 36 North, Range 13, East of the Third Principal Meridian, in Village of Oak Forest, in Cook County, Illinois.

BEING the same property which MARQUETTE NATIONAL BANK, a National Banking Association of Chicago, Illinois, as trustee under the Provisions of a deed or deeds in trust, duly recorded and delivered to said Bank in pursuance of a trust agreement dated 27th day of July, 1971 and known as Trust number 5420, granted and conveyed to EARL E. MORGAN, JR. and JUDITH A. MORGAN, his wife, not as tenants in common, but as joint tenants, by deed dated November 3, 1977, and recorded November 23, 1977, in the Office of the Recorder of Deeds of Cook County, Illinois, in Instrument No. 24207774.

WHEREAS, EARL E. MORGAN, JR. and JUDITH A. MORGAN, his wife, held title to the property as joint tenants with right of survivorship JUDITH A. MORGAN died on April 30, 2021, as evidenced by a Death Certificate of record in the State of Illinois, thereby vesting fee simple title to the above described premises in EARL E. MORGAN, JR. by operation of law as the surviving joint tenant.

Property Address: 6221 Rio Verde Avenue, Oak Forest, IL 60452

Assessor's Parcel No.: 28-17-115-024-0000

PAGE 3 of 3



PCL

70466500DQTC01010303

# UNOFFICIAL COPY

## 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: 07 | 01 | 20 21

SIGNATURE: *Earl E. Morgan, Jr.*  
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:

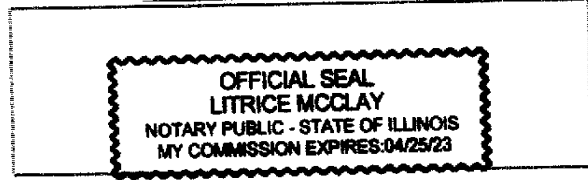
*Litrice McClay*

By the said (Name of Grantor): Earl E. Morgan, Jr.

On this date of: 1st | July | 20 21

NOTARY SIGNATURE: *Litrice McClay*

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: 07 | 01 | 20 21

SIGNATURE: *Earl E. Morgan, Jr.*  
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:

*Litrice McClay*

By the said (Name of Grantee): Earl E. Morgan, Jr.

On this date of: 1st | July | 20 21

NOTARY SIGNATURE: *Litrice McClay*

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)**