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Chicago Title Insurance Company

QUIT CLAIM DEED ILLINOIS STATUTORY



2210315013D

Doc# 2210315013 Fee \$88.00

RHSP FEE: \$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 04/13/2022 11:27 AM PG: 1 OF 3

THE GRANTOR(S), Eden Z. Vazquez, single person, and Gloria Garduno, single person, of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and QUIT CLAIM to Gloria V. Garduno, Individual, (GRANTEE'S ADDRESS) 5130 South Troy Street, Chicago, Illinois 60632 of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LOT 34 IN BLOCK 4 IN A. T. MCINTOSH'S SUBDIVISION IN THE SOUTHWEST 1/4 OF SECTION 12, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, A PLAT OF WHICH SUBDIVISION WAS RECORDED IN THE OFFICE OF THE RECORDER OF SAID COUNTY FEBRUARY 15, 1912 AS DOCUMENT 4913893 IN BOOK 114 OF PLATS AT PAGE 1, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: covenants, conditions and restrictions of record, general taxes for the year 2022 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s) 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): 19-12-300-031-0000
Address(es) of Real Estate: 5130 South Troy Street, Chicago, Illinois 60632

Dated this 15th day of MARCH, 2022

Eden Z. Vazquez

Gloria Garduno

REAL ESTATE TRANSFER TAX	13-Apr-2022
CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

REAL ESTATE TRANSFER TAX	13-Apr-2022
COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

19-12-300-031-0000 | 20220401681387 | 0-624-587-664
* Total does not include any applicable penalty or interest due.

19-12-300-031-0000 | 20220401681387 | 0-139-916-176

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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Eden Z. Vazquez, and Gloria Garduno, 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 they signed, sealed and delivered the said instrument as 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, this 15th day of MARCH, 2022



(Notary Public)

EXEMPT UNDER PROVISIONS OF PARAGRAPH 3 SECTION 31 - 45, REAL ESTATE TRANSFER TAX LAW

DATE: MARCH 15 2022

Signature of Buyer, Seller or Representative

Prepared By: Luis Martinez - Attorney at Law
4111 West 63rd Street
Chicago, Illinois 60629-5007

Mail To:
Gloria V. Garduno
5130 South Troy Street
Chicago, Illinois 60632

Name & Address of Taxpayer:
Gloria V. Garduno
5130 South Troy Street
Chicago, Illinois 60632

Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

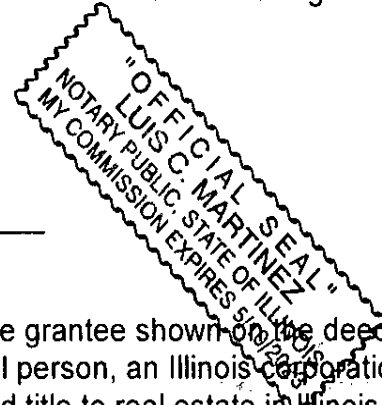
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 March 15, 2022

Signature [Handwritten Signature]
Grantor or Agent

SUBSCRIBED AND SWORN TO BEFORE ME BY THE SAID GRANTOR THIS 15th DAY OF MARCH 2022

NOTARY PUBLIC [Handwritten Signature]



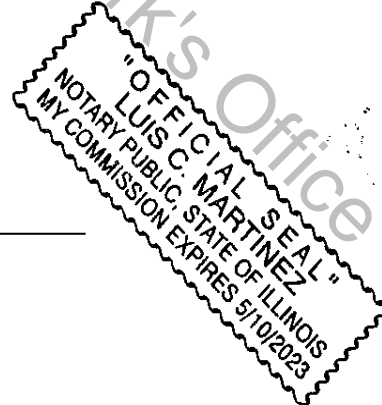
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois,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

Dated March 15, 2022

Signature [Handwritten Signature]
Grantee or Agent

SUBSCRIBED AND SWORN TO BEFORE ME BY THE SAID GRANTEE THIS 15th DAY OF MARCH 2022

NOTARY PUBLIC [Handwritten 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 ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]