

UNOFFICIAL COPY

QUIT CLAIM D E E D Tenancy in Common



Doc# 2210415017 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 04/14/2022 11:38 AM PG: 1 OF 4

THE GRANTOR(S),
Edward Klima

of the City of Chicago,
State of Illinois, for and in
consideration of Ten and 00/100
Dollars, and other good and valuable
consideration, the receipt and
sufficiency of which is hereby
acknowledged **CONVEY(S)** and
QUIT CLAIM(S) to

Edward Klima, 50% and R & R Pro Construction Inc
50%

of Chicago, State of Illinois, as **TENANTS IN COMMON**, the following
described Real Estate:

see Attached Legal Description

COMMONLY KNOWN AS: 6419 S. Larkin, Chicago IL 60636

PIN: 20-20-110-008-0000

situated in the County of COOK, State of Illinois. The Grantor(s) hereby release(s) and
waive(s) all rights under and by virtue of the homestead exemption laws of the State of Illinois.
Grantees shall have and hold said premises as **TENANTS IN COMMON** forever.

SUBJECT TO: Covenants, conditions and restrictions of record, public and utility easements;
existing leases and tenancies; special governmental taxes or assessments for improvements not yet
completed; unconfirmed special governmental taxes or assessments; and general real estate taxes for
20 21 and subsequent years.

DATED this 11th day of March, 20 22

Edward Klima (SEAL)

_____ (SEAL)

UNOFFICIAL COPY

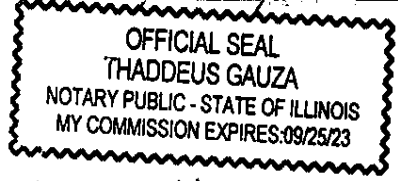
STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County and State, do hereby certify that

Edward Klimag
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.

WITNESS my hand and official seal this 11th day of March, 2022.

Thaddeus Gausa
NOTARY PUBLIC



Prepared by: Edward Klimag, 6419 S. Laflin, Chicago IL 60619

MAIL TO:
Edward Klimag
6419 S. Laflin
Chicago IL 60636

SEND SUBSEQUENT TAX BILLS TO:
Edward Klimag
6419 S. Laflin
Chicago IL 60636

Recorder's Office Box No. _____

REAL ESTATE TRANSFER TAX		14-Apr-2022
COUNTY:	0.00	
ILLINOIS:	0.00	
TOTAL:	0.00	

20-20-110-008-0000 | 20220401682476 | 0-902-974-352

REAL ESTATE TRANSFER TAX		14-Apr-2022
CHICAGO:	0.00	
CTA:	0.00	
TOTAL:	0.00	

20-20-110-008-0000 | 20220401682476 | 1-730-147-216

* Total does not include any applicable penalty or interest due.

Exempt from Real Estate Transfer Tax Law 95 ILCS 200/31-45
 Cook County Ord. 93-0-27 par. 2

Date 4/14/2022 Sign. Thaddeus Gausa

UNOFFICIAL COPY

Exhibit A
Legal Description

THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE COUNTY OF COOK,
IN THE STATE OF ILLINOIS, TO WIT:

LOT 8 IN BLOCK 7 IN DANIEL GOODWIN'S SUBDIVISION, OF THE NORTHWEST ¼
OF THE NORTHWEST ¼, OF SECTION 20 TOWNSHIP 38 NORTH, RANGE 14, EAST OF
THE THIRD PRINCIPAL MERIDIAN SITUATED IN THE CITY OF CHICAGO.

Permanent Real Estate Index Number: 20-20-110-008-0000

Property of Cook County Clerk's Office

COOK COUNTY CLERK OFFICE
RECORDING DIVISION
118 N. CLARK ST. ROOM 120
CHICAGO, IL 60602-1387

COOK COUNTY CLERK OFFICE
RECORDING DIVISION
118 N. CLARK ST. ROOM 120
CHICAGO, IL 60602-1387

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: 3 | 11 | 20 22

SIGNATURE: *Edward Klima*
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:

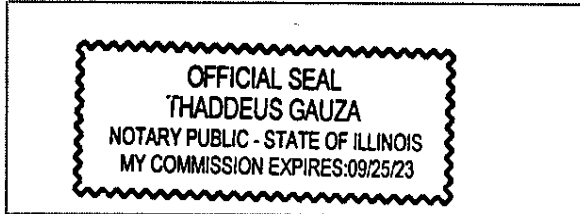
Thaddeus Gauza

By the said (Name of Grantor): *Edward Klima*

AFFIX NOTARY STAMP BELOW

On this date of: 3 | 11 | 20 22

NOTARY SIGNATURE: *Thaddeus Gauza*



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: 3 | 11 | 20 22

SIGNATURE: *Edward Klima*
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:

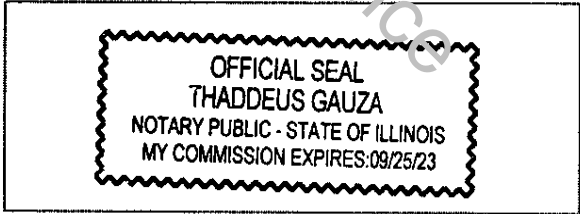
Thaddeus Gauza

By the said (Name of Grantee): *Edward Klima*

AFFIX NOTARY STAMP BELOW

On this date of: 3 | 11 | 20 22

NOTARY SIGNATURE: *Thaddeus Gauza*



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)**