

Prepared By:
Ms. KRYSTAL HILL
2729 North Dr
Highland, Indiana 46322

UNOFFICIAL COPY



Doc# 2212233001 Fee \$86.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 05/02/2022 10:22 AM PG: 1 OF 4

After Recording Return To:
Mrs. BRANDY SANDERS
8805 Big Sable Pt
Frankfort, Illinois 60423

) TAX PARCEL ID #: 32203050130000

QUIT CLAIM DEED

BE IT KNOWN BY ALL, that Ms. KRYSTAL HILL, ("Grantor") whose address is 2729 North Dr, Highland, Indiana 46322, hereby **REMISES, RELEASES AND FOREVER QUITCLAIMS TO** Mrs. BRANDY SANDERS ("Grantee"), whose address is 8805 Big Sable Pt, Frankfort, Illinois 60423, all right, title, interest and claim to the following real estate property located at 276 W 14th Pl in the City/Township of Chicago Heights, located in the County of Cook and State of Illinois and ZIP code of 60411, to-wit:

Property having Lot No. 13, with the Section No. 20, and having the following description: LOT 13 OF THE SUBDIVISION OF BLOCK 4 OF ORCHARD RIDGE ADDITION TO CHICAGO HEIGHTS. BEING A SUBDIVISION OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 20, TOWNSHIP 35 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIANM IN COOK COUNTY ILLINOIS..

FOR VALUABLE CONSIDERATION, in the amount of \$1.00 dollars, given in hand, and for other good and valuable consideration the receipt and sufficiency of which is hereby acknowledged.

BE IT FURTHER KNOWN, that this transfer shall be effective as of 12/18/2020, and that the Grantor makes no promises as to ownership of title to the above-referenced Property, but simply agrees to transfers whatever interest the Grantor has in it to the Grantee.

TO HAVE AND TO HOLD all of Grantor's right, title and interest in and to the above described Property is hereby transferred unto the Grantee, Grantee's heirs, administrators, executors, successors and/or assigns forever; so that neither Grantor nor Grantor's heirs, administrators, executors, successors and/or assigns shall have, claim or demand any right or title to the aforesaid property, premises or appurtenances or any party thereof.

EXEMPTION APPROVED

CITY CLERK
CITY OF CHICAGO HEIGHTS

3/22/2022 @

UNOFFICIAL COPY

Krystal Hill
(Grantor's Signature)

Ms. KRYSTAL HILL
(Grantor's Printed Name)

Brandy Sanders
(Grantee's Signature)

Mrs. BRANDY SANDERS
(Grantee's Printed Name)

Signed in our presence:

[Signature]
(Witness #1 Signature)

[Signature]
(Witness #2 Signature)

BRANDYE MILLER
(FIRST WITNESS NAME TYPED)

JAMARR SANDERS
(SECOND WITNESS NAME TYPED)

Grantee's Address:

Mrs. BRANDY SANDERS
8805 Big Sable Pt
Frankfort, Illinois 60423

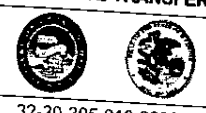
Grantor's Address:

Ms. KRYSTAL HILL
2729 North Dr
Highland, Indiana 46322

Mail Subsequent Tax Bills To:

BRANDY SANDERS
8805 Big Sable Pt
Frankfort, Illinois 60423

REAL ESTATE TRANSFER TAX



02-May-2022

COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

32-20-305-013-0000

| 20220401682140 | 0-329-422-736

GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE

UNOFFICIAL COPY

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: 2/20/21

SIGNATURE: [Signature] GRANTOR or AGENT

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

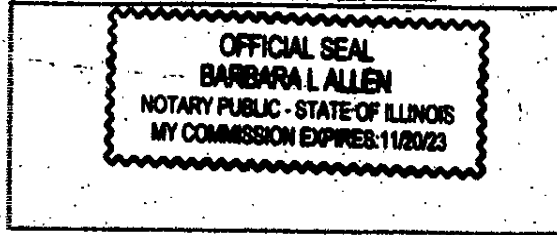
Subscribed and sworn to before me, Name of Notary Public: Barbara Allen

By the said (Name of Grantor):

On this date of: 02/20/21

NOTARY SIGNATURE: Barbara L. Allen

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: 02/20/21

SIGNATURE: [Signature] GRANTEE or AGENT

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

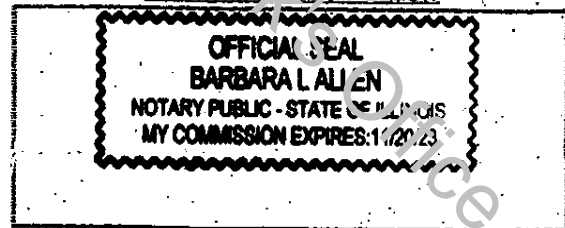
Subscribed and sworn to before me, Name of Notary Public: Barbara Allen

By the said (Name of Grantee):

On this date of: 02/20/21

NOTARY SIGNATURE: Barbara L. Allen

AFFIX NOTARY STAMP BELOW



CRIMINAL LIABILITY NOTICE

Pursuant to Section 55 ILCS 5/3-502(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)