

UNOFFICIAL COPY



2214419007D

QUIT CLAIM DEED
Statutory (Illinois)

Doc# 2214419007 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 05/24/2022 10:39 AM PG: 1 OF 3

THE GRANTOR, MANUEL DIAZ, a widower and not remarried

of the City CHICAGO County of COOK State of ILLINOIS for the consideration of TEN (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, CONVEY(S) and QUIT CLAIM(S) to

MANUEL DIAZ and IVAN DIAZ, as Joint Tenants

all interest in the following described Real Estate situated in COOK County, Illinois, commonly known as

9947 S Escanaba Ave, Chicago, IL 60617, legally described as:

LOT THIRTY-FOUR (34) IN BLOCK FIFTEEN (15) ALL IN JAMES H BOWENS ADDITION TO SOUTH CHICAGO, BEING A SUBDIVISION OF THE NORTH 1/4 OF FRACTIONAL SECTION 7, SOUTH OF THE INDIAN BOUNDARY LINE, IN TOWNSHIP 37 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number(s): 26-07-154-019-0000

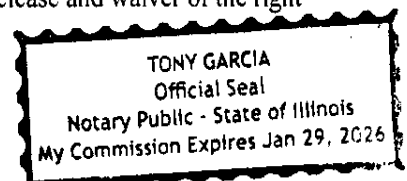
Manuel Diaz (SEAL) DATED this: 18 day of May 20 22
MANUEL DIAZ

Exempt under Real Estate Transfer Tax Law 35 ILC2 200/31-45 Sub Par E and Cook County Ord. 93-0- 27 par 4.
Date 5/18/2022 Sign [Signature]

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 MANUEL DIAZ personally known to me to be the same person whose name subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 18 day of May, 2022.
[Signature] Commission expires 1-29-2026



This instrument was prepared by: Tony Garcia, Lawyer, 10716 S Ewing Ave., Chicago, IL 60617.
Mail to: Tony Garcia, 10716 S Ewing Ave, Chicago IL 60617

REAL ESTATE TRANSFER TAX

UNOFFICIAL COPY

24-May-2022



CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

26-07-154-019-0000 | 20220501620511 | 0-243-433-360

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

REAL ESTATE TRANSFER TAX

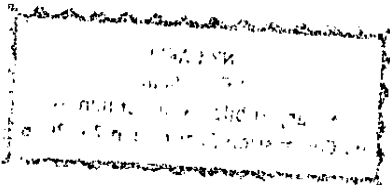
24-May-2022



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

26-07-154-019-0000 | 20220501620511 | 0-252-215-184

Property of Cook County Clerk's Office



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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his/her agent affirms that, to the best of his/her knowledge, 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, 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 05-18-22

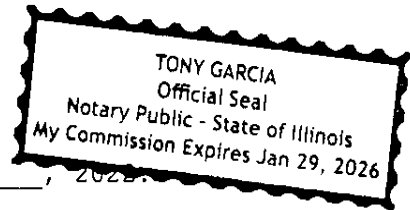
Signature Manuel Diaz

Grantor or Agent

SUBSCRIBED AND SWORN TO

before me this 18 day of May, 2022.

[Signature]
Notary Public



The grantee or his/her 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 title to real estate under the laws of the State of Illinois.

Dated 05-18-22

Signature Manuel Diaz

Grantee

Dated 05-18-22

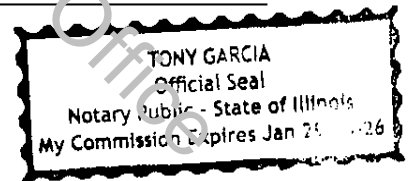
Signature Chen Deng

Grantee

SUBSCRIBED AND SWORN TO

before me this 18 day of May, 2022.

[Signature]
Notary Public



Note: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of 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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act).