

UNOFFICIAL COPY

Doc#: 2214518164 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/25/2022 11:22 AM Pg: 1 of 5

MAIL RECORDED DEED TO:

Juan & Clara Guerrero
1321 Exeter Court
Wheeling, IL 60090

Dec ID 20220401679613
ST/CO Stamp 0-424-629-136

MAIL TAX BILLS TO:

Juan & Clara Guerrero
1321 Exeter Court
Wheeling, IL 60090

DEED PREPARED BY

(Accommodation Only)
CASTLE LAW LLC
Gary K. Davidson
2 N. 129th Infantry Drive
Joliet, IL 60435

ABOVE SPACE FOR RECORDER'S USE

QUIT-CLAIM DEED

THIS INDENTURE WITNESSETH, that the Grantor, **JUAN M. GUERRERO and JAVIER GUERRERO*** As Joint Tenants, whose address is 1321 Exeter Court, Wheeling, IL 60090, for and in consideration of the sum Of One Dollar and other good and valuable considerations, the receipt of which is hereby acknowledged, **CONVEY and QUIT-CLAIM** to,

JUAN M. GUERRERO AND CLARA GUERRERO, husband and wife, as Tenants by the Entirety, Whose address is 1321 Exeter Court, Wheeling, IL 60090, The following described Real estate, to-wit:

PARCEL 1:

UNIT 97C AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS "PARCEL"):
LOTS 93 TO 102, BOTH INCLUSIVE, IN CEDAR RUN SUBDIVISION, BEING A SUBDIVISION OF THE NORTHEAST QUARTER OF SECTION 4, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED ON OCTOBER 1, 1971 AS DOCUMENT NUMBER 21660896 IN ME OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY TEKTON CORPORATION, A CORPORATION OF DELAWARE, RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 22557152, TOGETHER WITH THE UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY), IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF EASEMENTS DATED NOVEMBER 3, 1972 AND RECORDED NOVEMBER 3, 1972 AS DOCUMENT NUMBER 22109221, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER 03-04-203-063-1019

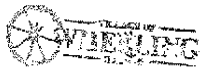
***THIS IS NOT HOMESTEAD PROPERTY FOR JAVIER GUERRERO**

SUBJECT TO: TAXES NOT YET DUE AND PAYABLE

1321 Exeter Court, Wheeling, IL 60090

Situated in Cook County, Illinois, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois,

1/2 Chicago Title
21027085RC


Real Estate Transfer Approved
Initials MB Date 5/24/22
VALID FOR A PERIOD OF THIRTY (30)
DAYS FROM THE DATE OF ISSUANCE

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Exempt under provisions of Paragraph (c), Section 31-45, Property Tax Code.

Buyer, Seller or Representative _____
Date: 3/2/2022

DATED this 2nd 28 day March 2022

By: Juan M Guerrero
JUAN M. GUERRERO

By: Javier Guerrero
JAVIER GUERRERO

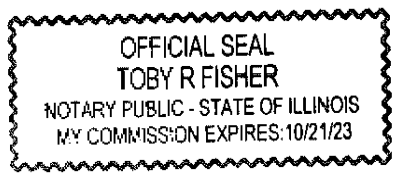
STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public, in and for said County and State aforesaid, **DO HEREBY CERTIFY THAT JUAN M. GUERRERO AND JAVIER GUERRERO** personally known to me to be the same person whose name is subscribed to the foregoing instrument, as having executed the same, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his 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 Notarial Seal this 2 day of March 2022.

Toby R Fisher
NOTARY PUBLIC

My Commission Expires: 10-21-23



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Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX

11-Apr-2022



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

03-04-203-063-1019

20220401679613 | 0-424-629-136

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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, 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 2, 2022 Signature: Kasee Atkinson
Grantor or Agent

Subscribed and sworn to before me by

the said Kasee Atkinson

this 2 day of March, 2022

Diana Martini
Notary Public



The grantee or his/her agent affirms that, to the best of his/her knowledge, the name of the Grantor 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 2, 2022 Signature: Kasee Atkinson
Grantee or Agent

Subscribed and sworn to before me by

the said Kasee Atkinson

this 2 day of March, 2022

Diana Martini
Notary Public



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.

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LEGAL DESCRIPTION

Order No.: 21027085RL

For APN/Parcel ID(s): 03-04-203-063-1019

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UNIT 97C AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS "PARCEL"):

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