

UNOFFICIAL COPY

QUIT CLAIM DEED

ILLINOIS

Doc#: 2219920014 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 07/18/2022 06:17 AM Pg: 1 of 4

Dec ID 20220701681072

Above Space for Recorder's Use Only

THE GRANTOR, **EDUARDO O. FARRERA**, an unmarried man, of 1839 Oak Park Avenue, City of BERWYN, County of COOK, State of ILLINOIS, for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable considerations in hand paid, CONVEYS and QUIT CLAIMS to the Trustee of **THE EDUARDO O. FARRERA REVOCABLE LIVING TRUST, DATED JUNE 16, 2022**, of 1839 Oak Park Avenue, City of BERWYN, County of COOK, State of ILLINOIS the following described Real Estate, situated in the County of COOK, in the State of ILLINOIS to wit: *(See page 2 for legal description attached hereto and made part hereof).*

SUBJECT TO: General taxes for 2022 and subsequent years; Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number(s): 16-19-408-016-0000

Address of Real Estate:

1839 Oak Park Avenue; Berwyn, Illinois 60402

The date of this deed of conveyance is **June 16, 2022**.

Eduardo Farrera

Eduardo O. Farrera
(Grantor)

THIS TRANSFER IS EXEMPT FROM TRANSFER TAX PURSUANT TO 35 ILCS 200/31-45(e).

State of Illinois, County of Cook SS. I, the undersigned, a Notary Public in and for said County, in the State aforesaid. DO HEREBY CERTIFY that **EDUARDO O. FARRERA**, an unmarried man, personally known to me to be the same person whose name is subscribed to the foregoing instrument, 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.

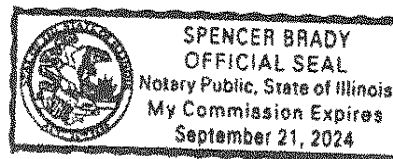
(Impress Seal Here)

Given under my hand and official seal: *6/16/2022*

My Commission Expires: September 21st, 2024

Spencer Brady
Notary Public

THIS TRANSACTION IS EXEMPT UNDER
PARAGRAPH 2 OF THE BERWYN CITY
CODE SEC. 888.08 AS A REAL ESTATE
TRANSACTION
DATE 7.12.2022 TELAER *JR*



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LEGAL DESCRIPTION

For the premises commonly known as: 1839 Oak Park Avenue
Berwyn, Illinois 60402

Legal Description

LOT 27 IN BLOCK 9 IN WALTER G. MCINTOSH'S METROPOLITAN ELEVATED SUBDIVISION OF THE SOUTHEAST $\frac{1}{4}$ OF SECTION 19, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

APN #: 16-19-408-016-0000

<p>This instrument was prepared by: Antonio Flores CTM Legal Group, LLC 77 W. Washington St., Suite 2120 Chicago, IL 60602</p>	<p>Send recorded document to: Antonio Flores CTM Legal Group, LLC 77 W. Washington St., Suite 2120 Chicago, IL 60602</p>	<p>Send subsequent tax bills to: Eduardo O. Farrera 1839 Oak Park Avenue Berwyn, Illinois 60402</p>
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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 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: June 16, 2022

Eduardo Ferrera

EDUARDO O. FARRERA

STATE OF ILLINOIS)
)
COUNTY OF COOK)

ss.

Subscribed and sworn to before me by the said Grantor,

June 16, 2022.

NOTARY PUBLIC

Spencer Brady

My Commission Expires: September 21st, 2024

NOTE: Any person who knowingly submits a false statement concerning the identity of 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.)

