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Chicago Title Insurance Company

QUIT CLAIM DEED ILLINOIS STATUTORY

Doc#: 2220818091 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 07/27/2022 09:51 AM Pg: 1 of 3

Dec ID 20220601651007

City Stamp 1-778-687-056

THE GRANTOR(S), Jose F. Juarez divorced not since remarried or party to a civil union and Abel Orozco a single person not party to a civil union, of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and QUIT CLAIM to Abel Orozco (GRANTEE'S ADDRESS) 8058 South Bennett, Chicago, Illinois 60617 of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LOT 20 AND THE SOUTH 1 FOOT OF LOT 19 (EXCEPT THE WEST 50 FEET OF SAID LOTS) IN BLOCK 4 IN FREDERICK H. BARTLETT'S 79TH STREET SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF SECTION 36, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED 4-27-10 AS DOCUMENT NUMBER 4550573, IN COOK COUNTY, ILLINOIS.


THIS IS NOT HOMESTEAD PROPERTY

SUBJECT TO: General real estate taxes not due and payable at the time of closing, general taxes for the year 2021 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s) 2021, installments not due at the date hereof of any special tax or assessment for improvements heretofore below, covenants, conditions and restrictions of record, private, public and utility easements and roads and highways, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the real estate.

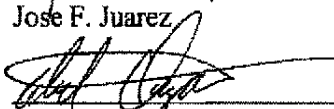
hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 20-36-108-035-0000
Address(es) of Real Estate: 8058 South Bennett, Chicago, Illinois 60617

Dated this 13th day of June, 2022



Jose F. Juarez



Abel Orozco

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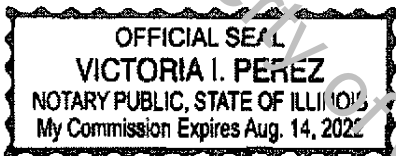
STATE OF IL, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Jose F. Juarez and Abel Orozco,

personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their 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 official seal, this 13th day of June, 2022

[Signature] (Notary Public)




EXEMPT UNDER PROVISIONS OF PARAGRAPH E SECTION 31 - 45,
REAL ESTATE TRANSFER TAX LAW
DATE: 6-13-2022

[Signature]
Signature of Buyer, Seller or Representative

Prepared By: Victoria I. Perez, P.C.
Attorney at Law
4126 N. Lincoln Ave., Suite 1
Chicago, Illinois 60618

Mail To:
Abel Orozco
8529 S. Karlov
Chicago, Illinois 60652

Name & Address of Taxpayer:
Abel Orozco
8529 S. Karlov
Chicago, Illinois 60652

REAL ESTATE TRANSFER TAX		26-Jul-2022
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

20-36-108-035-0000 | 20220601651007 | 1-778-687-056
* Total does not include any applicable penalty or interest due.

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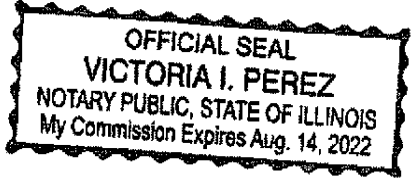
STATEMENT BY GRANTOR AND GRANTEE

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 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 6-13-22

Signature [Handwritten Signature]
Grantor or Agent

SUBSCRIBED AND SWORN TO BEFORE ME BY THE SAID grantor
THIS 13th DAY OF June,
2022



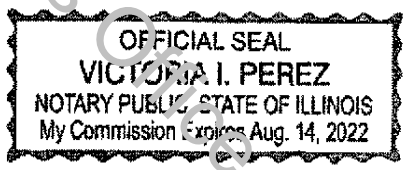
NOTARY PUBLIC [Handwritten Signature]

The grantee or his 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 and hold title to real estate under the laws of the State of Illinois.

Dated 6-13-2022

Signature [Handwritten Signature]
Grantee or Agent

SUBSCRIBED AND SWORN TO BEFORE ME BY THE SAID grantee
THIS 13th DAY OF June,
2022



NOTARY PUBLIC [Handwritten Signature]

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.

[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.]