

UNOFFICIAL COPY

Return To:
Karen Ward
1052 N Leclaire Ave
Chicago IL 60651



Doc# 2221617007 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 08/04/2022 11:01 AM PG: 1 OF 5

This Instrument Prepared by:
Karen Ward
1052 N Leclaire Ave
Chicago IL 60651

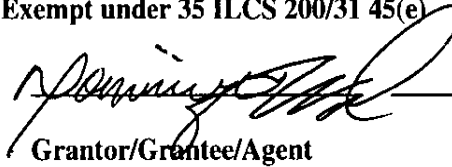
Mail Tax Statement To:
Karen Ward
1052 N Leclaire Ave
Chicago IL 60651

This space for recording information only

QUITCLAIM DEED

Tax Exempt under 35 ILCS 200/31 45(e)

By:

 8/4/22
Grantor/Grantee/Agent Date

GRANTOR,
DOMINIQUE WARD, a single woman
1048 N Leclaire Ave,
Chicago, IL 60651

REAL ESTATE TRANSFER TAX

04-Aug-2022



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

16-04-408-024-0000

20220801600648 | 0-019-022-416

for and in consideration of TEN AND 00/100 DOLLARS (\$10.00) and other good and valuable consideration in hand paid, CONVEYS AND QUITCLAIMS to

GRANTEE,
DOMINIQUE WARD, a single woman
1048 N Leclaire Ave
Chicago IL 60.651
AND
KAREN WARD, married to Frank Ward, as Joint tenants with rights of survivorship
1052 N Leclaire Ave,
Chicago IL 60651

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LEGAL DESCRIPTION:

SEE COMPLETE LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

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REAL ESTATE TRANSFER TAX

04-Aug-2022



CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

16-04-408-024-0000 | 20220801600648 | 0-291-717-712

* Total does not include any applicable penalty or interest due

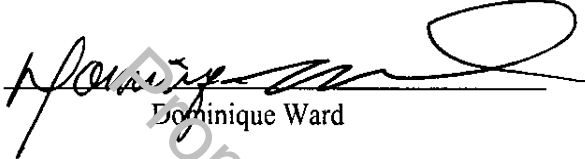
Property of Cook County Clerk's Office

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PIN: 16-04-408-024-0000
Property Address: 1048 N Leclair Avenue, Chicago, IL 60651

Preparer has examined no underlying title documentation regarding this deed

IN TESTIMONY WHEREOF, witness the signature of the Grantor on the date first written above.



Dominique Ward

8/4/22

Date

State of IL

County of COOK

I hereby certify that the foregoing deed and consideration statement acknowledged and sworn before me this 8/4/, 2022, DOMINIQUE WARD, who is personally known to me or has produced Drivers license identification and who signed this instrument willingly.





NOTARY SIGNATURE

No title search was performed on the subject property by the preparer. The preparer of this deed makes no representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantors/Grantees and /or their agents; no boundary survey was made at the time of this conveyance.

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EXHIBIT "A"

LOT 84 IN CUMMINGS AND FARGO'S AUGUSTA STREET ADDITION, A SUBDIVISION OF THE EAST 5/8 OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 13 (EXCEPT THE WEST 8 FEET THEREOF DEDICATED FOR ALLEY) EAST OF THE THIRD PRINCIPLE MERIDIAN, IN COOK COUNTY ILLINOIS

Property of Cook County Clerk's Office

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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, and 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 8-4-22, 2022 Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before
Me by the said Dominique Ward
this 4th day of August, 2022.

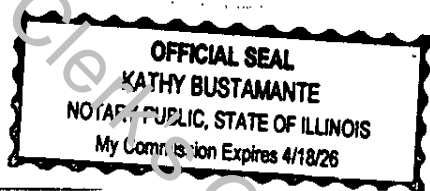


NOTARY PUBLIC [Signature]

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 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.

Date 8/4/22, 2022 Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before
Me by the said Karen Ward
This 4th day of August, 2022.



NOTARY PUBLIC [Signature]

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.)