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AFTER RECORDING RETURN TO:
GODEEDS, INC.
Attn: LegalZoom Dept.
8940 Main Street
Clarence, NY 14031
File No. 557607621-73390294

Doc# 2221717002 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 08/05/2022 09:15 AM PG: 1 OF 5

Name & Address of Preparer:
Carlos Del Rio, Esq.
8940 Main Street
Clarence, NY 14031
716-634-3455

Name & Address of Taxpayer:
Anita L. Washington and Henry L. Washington Jr
4456 South Vincennes Avenue
Chicago, IL 60653

Parcel ID No.: 20-03-407-048-0000

QUIT CLAIM DEED

THIS DEED made and entered into on this 15th day of July, 2022, by and between **Anita L. Washington, an unmarried woman**, a mailing address of 4456 South Vincennes Avenue, Chicago, IL 60653, hereinafter referred to as Grantor(s) and **Anita L. Washington and Henry L. Washington Jr, as joint tenants with right of survivorship**, a mailing address of 4456 South Vincennes Avenue, Chicago, IL 60653, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s), for and in consideration of the sum of ONE and NO/100 (\$1.00) DOLLAR and other good and valuable consideration, the receipt of which is hereby acknowledged, do this day remise, release and quitclaim to the said Grantee(s) the following described real estate located in Cook County, ILLINOIS:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.

Also known as: 4456 South Vincennes Avenue, Chicago, IL 60653

This conveyance is subject to easements, covenants, conditions, restrictions, reservations, rights-of-way and limitations of record, if any.

Prior instrument reference: Document Number: 2123519038, Recorded: 08/23/2021

TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee(s) and unto the heirs, administrators, successors or assigns of the Grantee(s) forever in FEE SIMPLE.

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AFFIX TRANSFER TAX STAMP
OR
"Exempt under provisions of Paragraph e"
Section 31-45; Real Estate Transfer Tax Act

8/1/22
Date

[Signature]
Signature of Buyer, Seller or Representative

IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed this deed, this 15th day of July, 2022.


[Signature]
Anita L. Washington

STATE OF Illinois
COUNTY OF COOK

This instrument was acknowledged before me on 15th day of July, 2022 by Anita L. Washington.

[Signature]
Notary Public
My commission expires: 9/30/25



REAL ESTATE TRANSFER TAX		04-Aug-2022
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

20-03-407-048-0000 | 20220801696383 | 0-706-462-288

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

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EXHIBIT A
LEGAL DESCRIPTION

The following described real estate, situated in Cook County, Illinois, to wit:

THE SOUTH 30 FEET OF LOT 7 IN LYDI SIMON'S SUBDIVISION OF LOT 6 IN FANSCOTT, A SUBDIVISION BY THE OWNERS OF THAT PART OF THE WEST OF VINCENNES ROAD OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 3, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

APN: 20-03-407-048-0000

PROPERTY COMMONLY KNOWN AS: 4456 South Vincennes Avenue, Chicago, IL 60653

Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

The Grantor or her/his agent affirms that, to the best of her/his 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 title to real estate under the laws of the State of Illinois.

Dated July 15, 2022.

Signature: Chinita L Washington
Grantor, or Agent

Subscribed and sworn to before me by Anita L. Washington as the said Grantor or Agent, this 15th, day of JULY, 2022.

Chinita M Washington
Notary Public
My commission expires: 9/30/25



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

Dated July 15, 2022.

Signature: Chinita L Washington
Grantee, or Agent

Subscribed and sworn to before me by Anita L. Washington as the said Grantee or Agent, this 15th, day of JULY, 2022.

Chinita M Washington
Notary Public
My commission expires: 9/30/25



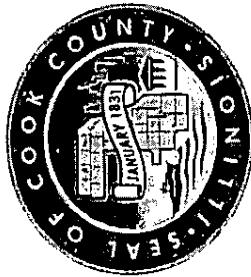
Note: Any person who knowingly submits a false statement concerning the identity of a Grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(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.)

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REAL ESTATE TRANSFER TAX

05-Aug-2022



COUNTY:
ILLINOIS:
TOTAL:

0.00
0.00
0.00

20-03-407-048-0000

20220801696383

2-015-838-800

Property of Cook County Clerk's Office