

# UNOFFICIAL COPY

Doc#: 2222313053 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 08/11/2022 09:42 AM Pg: 1 of 2

## QUIT-CLAIM DEED Statutory (ILLINOIS)

MAIL TO AND NAME AND ADDRESS OF TAXPAYER:

Esther Empire Ventures, LLC  
1406 Cornerstone Pl.  
Schaumburg, Illinois 60193

Dec ID 20220801606623

(Above Space for Recorder's Use Only)

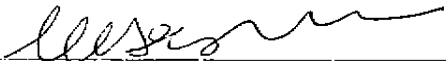
The Grantor, **Veronica Abegunde**, a single woman, of the Village of Schaumburg, County of Cook, State of Illinois, for the consideration of Ten and 00/100 (\$10.00) Dollars, and other good and valuable considerations in hand paid, CONVEYS and QUIT-CLAIMS to: **Esther Empire Ventures LLC**, an Illinois limited liability company, all of Grantor's interest in and to the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

UNIT NUMBER 10 AND UNIT NUMBER P-10 IN THE 257 WEST WASHINGTON CONDOMINIUM, AS DELINEATED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOT 1 (EXCEPT THE EAST 40 FEET), ALL OF LOT 2 AND THE EAST 10 FEET OF LOT 3 IN BLOCK 8 IN CLOSE'S SUBDIVISION OF THE EAST 1/2 OF THE WEST 1/2 OF THE WEST 1/2 OF THE SOUTHWEST 1/4 AND LOTS 16 TO 23 INCLUSIVE IN BLOCK 45, LOTS 1 TO 11 INCLUSIVE IN BLOCK 48, LOTS 1 TO 13 INCLUSIVE AND THE SOUTH 25 FEET OF LOT 17 IN BLOCK 55 AND LOT 23 IN RESUBDIVISION OF BLOCK 58 IN RIDGELAND IN THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 08, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED APRIL 30, 2002 AS DOCUMENT NUMBER 0020491315, AS AMENDED BY AMENDMENT NO. 1 RECORDED JULY 2, 2002 AS DOCUMENT 0020733719, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Permanent Real Estate Index Number: 16-08-319-045-1010 and 16-08-319-045-1020  
Address of Real Estate: 257 Washington Boulevard, Unit 10 and Unit P-10, Oak Park, Illinois 60302

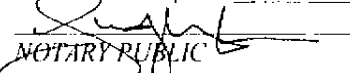
Dated this 22<sup>nd</sup> day of June, 2022.

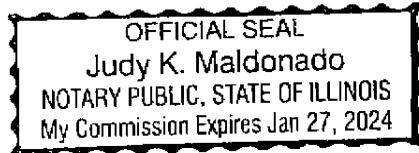
  
\_\_\_\_\_  
Veronica Abegunde (SEAL)

State of Illinois, County of Lake ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **Veronica Abegunde**, 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 she signed, sealed, and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 22<sup>nd</sup> day of June, 2022.

Commission Expires 1/27/2024

  
\_\_\_\_\_  
NOTARY PUBLIC




NAME AND ADDRESS OF PREPARER:  
JUDY K. MALDONADO, ESQ.  
1800 Nations Drive, Suite 218  
Gurnee, Illinois 60031

COOK COUNTY -- ILLINOIS TRANSFER STAMP

**EXEMPT UNDER PROVISIONS OF PARAGRAPH E  
SECTION 4, REAL ESTATE TRANSFER ACT.**

EXEMPTION APPROVAL

  
\_\_\_\_\_  
Steven E. Drafter, CFO  
Village of Oak Park

DATE: June 22, 2022.

  
\_\_\_\_\_  
Buyer, Seller, or Representative

# UNOFFICIAL COPY

## GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE

AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

### GRANTOR SECTION

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 (**ABI**) 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 another 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: 7/12/2022

SIGNATURE: [Signature]  
GRANTOR or AGENT

### GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public:

Dilery C Marquez

By the said (Name of Grantor): Veronica Aleguade

On this date of: June 12 2022

NOTARY SIGNATURE: [Signature]

AFFIX NOTARY STAMP BELOW



### GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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: 7/12/2022

SIGNATURE: [Signature]  
GRANTEE or AGENT

### GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public:

Dilery C Marquez

By the said (Name of Grantee): Esther Empire Ventures LLC

On this date of: June 12 2022

NOTARY SIGNATURE: [Signature]

AFFIX NOTARY STAMP BELOW



### CRIMINAL LIABILITY NOTICE

Pursuant to Section **55 ILCS 5/3-5020(b)(2)**, 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 the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**)

rev. on 10.17.2016

EXEMPTION APPROVED

[Signature]  
Steven E. Dražner, CFO  
Village of Oak Park