

QUIT CLAIM DEED
ILLINOIS STATUTORY

UNOFFICIAL COPY

MAIL TO:

JAVIER MAGANA
7805 OAK PARK AVE
BURBANK, ILL 60459



Doc# 2222957040 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 08/17/2022 12:36 PM PG: 1 OF 3

NAME & ADDRESS OF TAXPAYER:

JAVIER MAGANA
7805 OAK PARK AVE
BURBANK, ILL 60459

THE GRANTOR(S) JAVIER MAGANA, WIDOWED AND NOT SINCE REMARRIED
of the CITY of BURBANK County of COOK State of ILLINOIS
for and in consideration of TEN AND NO/100 THS DOLLARS
and other good and valuable considerations in hand paid,
CONVEY(S) AND QUIT CLAIM(S) to JAVIER MAGANA AND TO SYLVIA MAGANA,
SINGLE

(GRANTEE'S ADDRESS) 7805 OAK PARK AVE
of the CITY of BURBANK County of COOK State of ILLINOIS

all interest in the following described real estate situated in the County of COOK, in the State of Illinois,
to wit: THE WEST 1/2 OF LOT 66 IN F.H. BARTLETT'S OAK PARK AVENUE FARMS
IN THE SOUTHWEST 1/4 (EXCEPT THE SOUTH 107 FEET) OF THE SOUTHWEST
1/4 OF SECTION 30, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD
PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED APRIL
12, 1944 AS DOCUMENT 13263357 IN COOK COUNTY, ILLINOIS

EXEMPT
CITY OF BURBANK
REAL ESTATE TRANSFER TAX

NOTE: If additional space is required for legal - attach on separate 8-1/2" x 11" sheet with a minimum of 1/2" clear margin on all sides.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. 8-17-22

Permanent Index Number(s): 19-30-415-017-0000
Property Address: 7805 OAK PARK AVE BURBANK ILL 60459

Dated this 21ST day of JULY 2022
JAVIER MAGANA (Seal) _____ (Seal)
JAVIER MAGANA (Seal) _____ (Seal)
OFFICIAL SEAL
JAVIER D GONZALEZ
NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES: 10/29/23

NOTE: PLEASE TYPE OR PRINT NAME BELOW ALL SIGNATURES

COMPLIMENTS OF Chicago Title Insurance Company

REAL ESTATE TRANSFER TAX		17-Aug-2022	
COUNTY:	0.00		
ILLINOIS:	0.00		
TOTAL:	0.00		

19-30-415-017-0000 | 20220801612529 | 0-375-026-256

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QUIT CLAIM DEED ILLINOIS STATUTORY

FROM

MAGANA

TO

MAGANA

This conveyance must contain the name and address of the Grantor for tax billing purposes: (55 ILCS 5/3-5020) and name and address of the person preparing the instrument: (55 ILCS 5/3-5022).

Signature of Buyer, Seller or Representative

DATE: July 27 2022

REAL ESTATE TRANSFER ACT

SECTION 4

EXEMPT UNDER PROVISIONS OF PARAGRAPH E

CHICAGO IL 60608

2301 S. WESTERN AVE

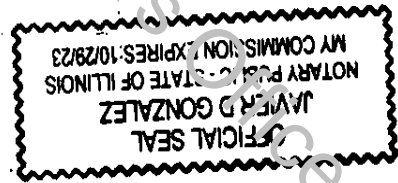
JAMES L. ROGUIZ ATTY

NAME AND ADDRESS OF PREPARER:

If Grantor is also Grantee you may want to strike Release & Waiver of Homestead Rights.

COOK COUNTY - ILLINOIS TRANSFER STAMP

IMPRESS SEAL HERE



Notary Public

My commission expires on

10/29/2023

Given under my hand and notarial seal, this right of homestead.

instrument as A free and voluntary act for the uses and purposes therein set forth, including the release and waiver of the

personally known to me to be the same person whose name is subscribed to the foregoing instrument, signed, sealed and delivered the

JAVIER MAGANA, WIDOWED AND SINCE REMARRIED

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT

STATE OF ILLINOIS

} ss.

County of Cook



UNOFFICIAL COPY
EUGENE "GENE" MOORE

RECORDER OF DEEDS / REGISTRAR OF TORRENS TITLES
COOK COUNTY, ILLINOIS

GRANTOR/GRANTEE STATEMENT

The Grantor or his Agent affirms that, to the best of his knowledge, the name of the Grantor 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 7-21 - , 20 22

Signature: X Javier Magaña
Grantor or Agent

Subscribed and sworn to before me
By the said JAVIER MAGAÑA
This 21 day of JULY 2022
Notary Public Javier D. Gonzalez



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 7-21 - , 20 22

Signature: X Javier Magaña
Grantee or Agent

Subscribed and sworn to before me
By the said JAVIER MAGAÑA
This 21 day of JULY 2022
Notary Public Javier D. Gonzalez



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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)