

UNOFFICIAL COPY

Doc#. 2223001171 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/18/2022 12:51 PM Pg: 1 of 3

**QUIT CLAIM DEED
ILLINOIS STATUTORY**

TEN & 00/100 1/2

Dec ID 20220701667865
ST/CO Stamp 0-136-647-760

THE GRANTOR, JOSE DELACRUZ, JR, an unmarried man, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and QUIT CLAIMS to DEANNA C. QUILES, an unmarried woman, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

Lot 32 (except the South 12 feet thereof) (all of Lot 33 and the South 3 feet of Lot 34 in lock 8 in 4th Addition to Franklin Park., in the West 1/2 of Section 28, Township 40 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois

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

SUBJECT TO:

General real estate taxes not due and payable, any special assessments not yet due and payable; building, building line and use or occupancy restrictions; conditions and covenants of record; zoning laws and ordinances; easements for public utilities; drainage ditches, feeders and drain tile, pipe or other conduit and all other matters of record affecting the property.

Permanent Real Estate Index Number: 12-28-115-053-0000

Address of Real Estate: 3025 Louis Street, Franklin Park, IL 60131

Dated this 24 day of July, 2022.

JOSE DELACRUZ, JR

Proper Title, L.L.C.
1530 E. Dundee Road
Suite #250
Palatine, IL 60074

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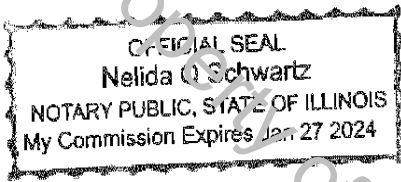
STATE OF ILLINOIS, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT JOSE DELACRUZ, JR., 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 he signed, sealed and delivered the said instrument as his 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 8 day of JULY, 2022.



(Notary Public)



Exempt under provisions of Paragraph (e)
Section 31 - 45, Property Tax Code.

Date: 7-8, 2022

Deanna Quiles
Signature of Buyer, Seller or Representative

Prepared By: Kristen Duffy, Esq.
Duffy Law, LLC
130 N Garland Ct #4702
Chicago, IL 60602

Mail To: Deanna C. Quiles
3025 LOUIS ST
FRANKLIN PARK IL
60131

Name & Address of Taxpayer:
DEANNA C. QUILES
3025 LOUIS ST
FRANKLIN PARK, IL 60131

Of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

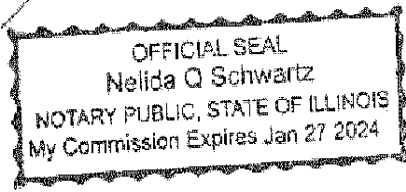
The grantor or his/her agent affirms that, to the best of his/her knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to 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 and hold title to real estate under the laws of the State of Illinois.

Dated: 7/8, 2022.

Signature of Grantor or Agent: _____

Subscribed and sworn to before me by the said Jose Delacruz this 8 day of July, 2022.

Notary Public



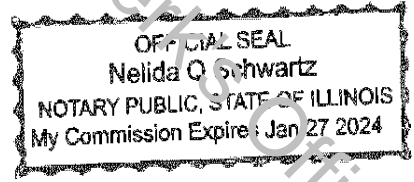
The grantee or his/her agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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: 7-8, 2022.

Signature of Grantee or Agent: _____

Subscribed and sworn to before me by the said Deanna C. Quiles this 8 day of JULY, 2022.

Notary Public



Note: Any person who knowingly submits a false statement concerning the identify 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.]