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Doc#: 2224907570 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 09/06/2022 11:48 AM Pg: 1 of 4

QUIT CLAIM DEED

THIS DOCUMENT PREPARED BY:
Donald C. Stinespring & Associates
P.O. Box 382
Richmond, Illinois 60071

Dec ID 20220901629704
ST/CO Stamp 0-036-936-272
City Stamp 0-633-182-800

MAIL TO:
Donald C. Stinespring & Associates
P.O. Box 382
Richmond, Illinois 60071

MAIL TAX BILL TO:
Cezar Iordan
5110 N. Kenneth Ave.
Chicago, IL 60630

THE GRANTOR(S), MARICICA F TENCU and CEZAR D IORDAN, as joint tenants with right of survivorship, of 5110 N. Kenneth Ave., Chicago, Illinois 60630, for and in consideration of TEN AND NO/100THS DOLLARS and other good and valuable considerations in hand paid, CONVEYS and QUIT CLAIMS to CULLOM PROPERTIES, LLC, an Illinois Limited Liability Company, of 5110 N. Kenneth Ave., Chicago, Illinois 60630 the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

UNIT 3803-2 IN CULLOM MANOR CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 48 AND THE NORTH HALF OF LOT 47 IN BLOCK 13 IN THE SUBDIVISION OF BLOCKS 1 TO 31 INCLUSIVE OF W. P. WALKER'S ADDITION TO CHICAGO IN THE SOUTHWEST QUARTER OF SECTION 14, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED TO THE DECLARATION RECORDED AS DOCUMENT NO. 97788512, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

THE EXCLUSIVE RIGHT TO USE STORAGE SPACE S-3802-2, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 97788512.

Permanent Real Estate Index Number: 13-14-312-034-1005
Commonly Known As: 3803 W. CULLOM AVE., APT. 2, CHICAGO, IL 60618

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TO HAVE AND TO HOLD said premises forever.

IN WITNESS WHEREOF, the Grantor aforesaid have hereunto set his hands this 23 day of August, 2022.

Maricica F Tincu
Maricica F Tincu

Cezar D Jordan
Cezar D Jordan

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

8/23/22
Date:

STATE OF ILLINOIS)
) SS
COUNTY OF McHENRY)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that, Cezar D. Jordan and Maricica F Tincu, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered said instrument as their 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 notarial seal, this 23 day of August 2022



Notary Public

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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.

Property of Cook County Clerk's Office

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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: 8/23/2022

SIGNATURE: [Signature]
GRANTOR or AGENT

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

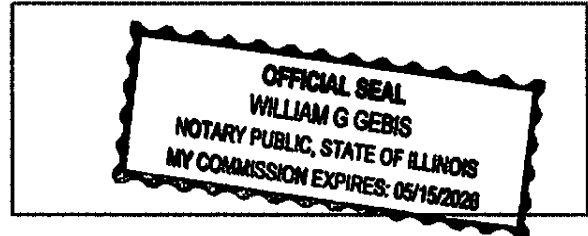
Subscribed and sworn to before me, Name of Notary Public: _____

By the said (Name of Grantor): Cezar D. Iordan

On this date of: 8/23/2022

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: 8/23/2022

SIGNATURE: [Signature]
GRANTEE or AGENT

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

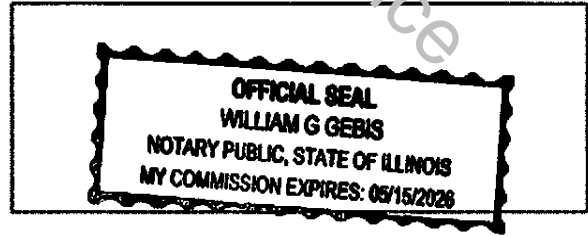
Subscribed and sworn to before me, Name of Notary Public: _____

By the said (Name of Grantee): Cezar D. Iordan

On this date of: 8/23/2022

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)**