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Doc# 2227813052 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 10/05/2022 03:04 PM PG: 1 OF 3

Quit Claim Deed

ILLINOIS STATUTORY

Name and Address of Preparer

Faustino Rodriguez
2563 W. Fullerton Ave
Chicago, IL 60647

NAME & ADDRESS OF TAX PAYER:

Mail To:

JOSE L. GARCIA
2313 N. Mulligan Avenue
Chicago, IL 60639

THE GRANTOR(S)

JOSE L. GARCIA and JOSE R. GARCIA of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN and NO/100 DOLLARS (\$10.00), and other good and valuable consideration in hand paid,

CONVEY AND QUIT CLAIMS TO GRANTEE: JOSE R. GARCIA of,

2313 N. Mulligan Avenue Chicago, IL 60639
(Grantee's Address) City State Zip Code

not in tenancy in Common, not in Joint Tenancy, not in Tenancy by the Entirety, but as Fee Simple all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LOTS 19 AND 20 IN BLOCK 132 IN MELROSE, BEING A SUBDIVISION OF PART OF LOTS 3, 4, & 5 IN THE SUBDIVISION OF THE SOUTH 1/2 SECTION 3 AND PART OF SECTION 10, LYING NORTH OF THE CHICAGO AND NORTHWESTERN RAILROAD (GALENA DIVISION) IN TOWNSHIP 39 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.

TO HAVE AND TO HOLD the above granted premises unto the parties of the second part forever, not as joint tenants or tenants by the entirety, but as fee simple interest.

Permanent Index Number(s): 15-03-310-011-0000, 15-03-310-012-0000

Property Address: 1318 NORTH 22ND AVENUE, MELROSE PARK, ILLINOIS 60160

Dated this 15th day of August, 2022.

Jose L. Garcia (Seal)
Jose L. Garcia

Jose R. Garcia (Seal)
Jose R. Garcia

(Print or type name here) (Seal)

(Print or type name here) (Seal)

NOTE: PLEASE TYPE OR PRINT NAME BELOW ALL SIGNATURES

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STATE OF ILLINOIS)
) SS.
County of COOK)

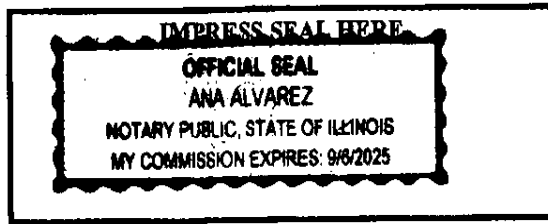
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY that Jose L Garcia and Jose L Garcia personally known to be the same person whose name is subscribed to the foregoing instrument, appeared before me on this day in person, and acknowledged that he signed, sealed and delivered the instrument as 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 notaries seal, this 15th day of August, 2022.

Ana Alvarez

Notary Public

My commission expires on September 6, 2025.



EXEMPT UNDER PROVISIONS OF PARAGRAPH E SECTION 4, REAL ESTATE TRANSFER ACT. DATE: August 15, 2022

[Signature]
Signature of Buyer, Seller or Representative

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

EXEMPT
VILLAGE OF MELROSE PARK
Ordinance No. 687
1318 N. 22nd ave
Address of Property
MAI 9/28/22
Approved Date

REAL ESTATE TRANSFER TAX		05-Oct-2022
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

15-03-310-011-0000 | 20221001657972 | 0-615-755-344

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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: 08 | 15 | 2022

SIGNATURE: Jose L. Garcia
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: ANA ALVAREZ

By the said (Name of Grantor): JOSE L. GARCIA

AFFIX NOTARY STAMP BELOW

On this date of: 08 | 15 | 2022

NOTARY SIGNATURE: Ana Alvarez



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: 08 | 15 | 2022

SIGNATURE: Jose R. Garcia
GRANTEE or AGENT

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

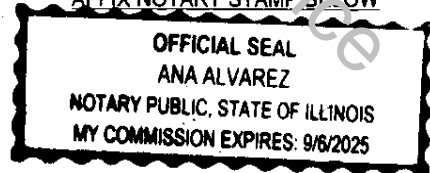
Subscribed and sworn to before me, Name of Notary Public: ANA ALVAREZ

By the said (Name of Grantee): JOSE R. GARCIA

AFFIX NOTARY STAMP BELOW

On this date of: 08 | 15 | 2022

NOTARY SIGNATURE: Ana Alvarez



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)**)