

# UNOFFICIAL COPY



Chicago Title Insurance Company

**QUIT CLAIM DEED  
ILLINOIS STATUTORY  
JOINT TENANTS**



\*2227815004D\*

Doc# 2227815004 Fee \$28.00

HSP FEE:\$9.00 RPRF FEE: \$1.00

MAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 10/05/2022 09:35 AM PG: 1 OF 4

THE GRANTOR(S), DANIEL RAMOS, married to Carmen M. Ramos, of the Town of Mission, State of Texas for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and QUIT CLAIM to GERMAN MUNOZ and RUBY GARCIA, not as tenants in common, but as joint tenants,, Chicago, Illinois 60623

of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Exhibit 'A' attached hereto and made a part hereof

**SUBJECT TO:** existing leases and tenancies, installments not due at the date hereof of any special tax or assessment for improvements heretofore below, general taxes for the year 2021 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s)

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 said premises not as tenants in common, but as joint tenants forever.

Permanent Real Estate Index Number(s): 16-27-219-002-0000, 16-27-219-003-0000, 16-27-219-004-0000

Address(es) of Real Estate: 4358-4360-4362 West 25th Street, Chicago, Illinois 60623

Dated this 21st day of September, 2022

x Daniel Ramos  
DANIEL RAMOS

x Carmen Ramos  
CARMEN M. RAMOS

DANIEL RAMOS

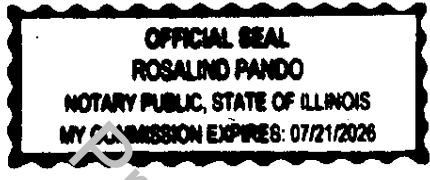
CARMEN RAMOS

# UNOFFICIAL COPY

STATE OF ILLINOIS, COUNTY OF Cook SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT DANIEL RAMOS, married to Caarmen M. Ramos, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the 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 official seal, this 21st day of September, 2022




[Signature] (Notary Public)

EXEMPT UNDER PROVISIONS OF PARAGRAPH E SECTION 31 - 45, REAL ESTATE TRANSFER TAX LAW  
DATE: 9-15-2022



Daniel Ramos  
Signature of Buyer, Seller or Representative

**Prepared By:** Rosalind Pando  
Attorney at Law  
2852 N. Campbell Avenue  
Chicago, Illinois 60618

**Mail To:**  
GERMAN MUNOZ and RUBY GARCIA  
4358-62 W. 25th St.  
Chicago, IL 60623

REAL ESTATE TRANSFER TAX		05-Oct-2022
	CHICAGO:	0.00
	CITY:	0.00
	TOTAL:	0.00*
16-27-219-002-0000   20221001657512   1-977-331-280		
*Total does not include any applicable penalty or interest due.		

**Name & Address of Taxpayer:**  
GERMAN MUNOZ and RUBY GARCIA  
4358-62 W. 25th St.  
Chicago, IL 60623

REAL ESTATE TRANSFER TAX		05-Oct-2022
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
16-27-219-002-0000   20221001657512   0-963-522-128		

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## EXHIBIT A'

### Legal Description

LOTS 6, 7 AND 8 IN MRS. LILY R. LIPPINCOTT'S SUBDIVISION OF LOTS 1 TO 9 BOTH INCLUSIVE IN BOOK 25 OF MRS. LILY R. LIPPINCOTT'S SUBDIVISION OF LOTS 1, 2 AND 3 IN BLOCK 23, LOTS 1 TO 6 IN BLOCK 24 AND LOTS 3 AND 4 IN BLOCK 25, ALL IN CRAWFORD'S SUBDIVISION OF THAT PART OF THE NORTHEAST 1/4 OF SECTION 27, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINIPAL MERIDIAN, WHICH LIES SOUTH OF THE CHICAGO, BURLINGTON AND QUINCY RAILROAD, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

COOK COUNTY CLERK OFFICE  
RECORDING DIVISION  
118 N. CLARK ST. ROOM 120  
CHICAGO, IL 60602-1387

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## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed 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 09/21/2022

Signature *Daniel Ramos*  
DANIEL RAMOS

SUBSCRIBED AND SWORN TO BEFORE  
ME BY THE SAID affiant  
THIS 21st DAY OF September,  
2022.

NOTARY PUBLIC *[Signature]*



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 09/21/2022

Signature *[Signature]*  
GERMAN MUNOZ

SUBSCRIBED AND SWORN TO BEFORE  
ME BY THE SAID affiant  
THIS 21st DAY OF September  
2022.

NOTARY PUBLIC *[Signature]*

*[Signature]*  
RUBY GARCIA



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