## **UNOFFICIAL COPY**

#### **QUIT CLAIM DEED**

The Grantors, **DIANE BURTON**, an unmarried woman of Oak Park and **JOSEPH BURTON**, an unmarried man of Evanston, County of Cook, in the State of Illinois, for and in consideration of TEN & NO/100 (\$10.00) Dollars, and other good and valuable consideration in hand paid, Conveys and Warrants to the Grantee **DIANE M. BURTON DECLARATION OF LIVING TRUST date!** September \_\_\_\_\_\_\_, 2022, of Oak Park, County of Cook State of Illinois, described Real Estate situated in Chicago, Cook County, Illinois. 6 with

Doc#. 2229846076 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 10/25/2022 10:29 AM Pg: 1 of 3

Dec ID 20221001667959 ST/CO Stamp 1-507-578-192 City Stamp 0-260-165-968

The above Space for Recorder's Use only

Permanent Real Estate Index Number: 16-13-407-034-0000

Address of the Property: 2448 W Lexit gtop St., Chicago, IL 60612

Legal Description: LOT 10 IN THE SUBDIVISION OF LOTS 27 TO 33 INCLUSIVE AND THE EAST 5 FEET OF LOT 34 IN H.R. SPAFFORD'S SUBDIVISION OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 13, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

SUBJECT TO: Covenants, conditions and restrictions of record.

EXEMPT UNDER PROVISIONS OF PARAGRAPH E, SECTION 4, REAL ESTATE TRANSFER ACT DATE 09-17-01

THIS IS NOT HOMESTEAD PROPERTY

THE BETRUMENT HAS BEEN SENT FOR RECORDING BY PRAIRIE TITLE AS AN ACCOMMODATION ONLY. IT HAS NOT BEEN EXAMINED AS TO ITS EXECUTION OR AS TO THE EFFECT UPON TITLE.

DATED: This 13 day of September 2022.

DIANE RURTON

JOSEPH RURTON

# **UNOFFICIAL COPY**

State of Illinois	}	
	)	SS
County of Cook	}	

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do Hereby Certify that DIANE BURTON is/are known by me to be the same person(s) whose name is subscribed to the foregoing instrument, and she/he appeared before me this day in person and acknowledged that she/he signed, sealed and delivered the said instrument as her free and voluntary act for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under ray hand and Seal day of September 2022.

Notary Public

State of Illinois } ss. County of Cook

NICHOLE M. CAPRARO OFFICIAL SEAL Notary Public - State of Illinois My Commission Expires Feb 03, 2024

I, the undersigned, a Notary Public in and for said Courty, in the State aforesaid, do Hereby Certify that JOSEPH BURTON is/are known by me to be the same person(s) whose name is subscribed to the foregoing instrument, and she/he appeared before me this day in person and acknowledged that she/he signed, sealed and delivered the said instrument as her free and voluntary act for the uses and purposes therein set forth, including the release and waiver of the right of nomestead.

Given under my hand and Seal 3 day of September 2022. CHOUCK

otary Public

This instrument was prepared by: Nichole M. Capraro, P.C. Capraro Law 1010 Lake Street, Suite 612 Oak Park, IL 60301

NICHOLE M. CAPRAM OFFICIAL SEAL Notary Public - State of Illinois My Commission Expires Feb 03, 2024

> THE ASSERBATION HAS REEN SCAT FOR A BUT DE CORE TOTALS OR AN ACCOUNTODATION CALV. IT HAS NOT SEEN EXAMINED AS TO ITS EXECUTION OR AS TO THE EFFECT UPON TITLE.

> > Mail Subsequent Tax Bills to:

#### Mail Recorded Deed to:

Nichole Capraro 1010 Lake St., Suite 612 Oak Park, IL 60301

REAL ESTATE TRA	NSFER TAX	24-Oct-2022
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	* 0.00
16-13-407-034-000	0 I 20221001667959	0-260-165-968

REAL ESTATE TRAN		24-Oct-2022
	CHICAGO:	0.00
	CTA:	0.00
9.5	TOTAL:	* 00.0
16-13-407-034-0000	20221001667959	0-260-165-968
" Total does not include	any applicable penal	ity or interest due.

Diane M. Burton
2450 W Lexington St.,
Chicago, Illinois 60612

	TRANSFER TA		24-Oct-2022
474	and the same of th	COUNTY:	0.00
		ILLINOIS:	0.00
		TOTAL:	0.00
16-13-407	-034-0000 l		7-578-192

2229846076 Page: 3 of 3

## **UNOFFICIAL COPY**

THIS INSTRUMENT HAS BEEN SENT FOR RECORDING BY PRAIRE FOLE AS AN ACCOMMODATION ONLY. IT HAS NOT BEEN EXAMINED AS TO ITS EXECUTION OR AS TO THE EFFECT UPON TITLE.

### 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: 20 2 SIGNATURE: GRANTOR or AGENT GRANTOR NOTARY SECTION. The below section is to be completed by the NOTARY who wijnesses the GRANTOR signature. Subscribed and sworn to before me, Name of Notary Public: By the said (Name of Grantor) AEEIX NOTARY STAMP BELOW NICHOLE M. CAPRARO On this date of OFFICIAL SEAL Notary Public - State of Illinois NOTARY SIGNATURE By Commission Expires Feb 03, 2024 **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 Illino's 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: SIGNATURE: **CRANTEE OF AGENT** GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who wijnesses the GRANTEI sign; ture Subscribed and sworn to before me, Name of Notary Public: By the said (Name of Grantee): AEEK NOTARY STAMP BELOW NICHOLE M. CAPRARO On this date of: 20 OFFICIAL SEAL Notary Public - State of Illinois **NOTARY SIGNATURE** My Gemmission Expires Feb 03, 2024

### 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 <u>DEED</u> or <u>ABI</u> to be recorded in Cook County, Illinois if exempt under provisions of the <u>Illinois Real Estate Transfer Act</u>: (35 ILCS 200/Art. 31)