

# UNOFFICIAL COPY

GOT-1024739 1 of 2

## QUIT CLAIM DEED

Statutory  
(Illinois)

### Mail to:

Lakeland Title Services  
1300 Iroquois Ave., Ste. 100  
Naperville, IL 60563

### Name & address of taxpayer:

Maria L. Cervantes  
2812 S. Harding Ave.  
Chicago, IL 60623

Doc#: 2235641138 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 12/22/2022 12:18 PM Pg: 1 of 4

Dec ID 20221201613610  
ST/CO Stamp 0-230-645-072  
City Stamp 0-504-208-720

THE GRANTORS, Maria L. Cervantes, as Trustee of the DK 0484 Trust, dated August 21, 2021, under Trust Number 2021DK0484 of 2812 S. Harding Ave., Chicago, IL 60623 for and in consideration of TEN and NO/100ths DOLLARS and other good and valuable considerations in hand paid.

CONVEY AND QUIT CLAIM to Maria L. Cervantes, a married woman, of 2812 S. Harding Ave., Chicago, IL 60623, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 7 IN BLOCK 12 IN CALVIN F. TAYLORS SUBDIVISION OF BLOCKS 11, 12, 14, 15 OF GOODWIN BALESTIER AND PHILLIPS SUBDIVISION OF THE WEST 1/2 OF THE SOUTH WEST 1/4 OF SECTION 26, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

*Subject to general real estate taxes not due and payable at time of closing, covenants, conditions and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the property.*

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 in fee simple forever.

Permanent index number(s): 16-26-316-027-0000

Property address: 2814 S. Harding Ave., Chicago, IL 60623

DATED this 02 day of December, 2022.

*Maria L. Cervantes*  
as Trustee

Maria L. Cervantes, as Trustee

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## QUIT CLAIM DEED

Statutory  
(Illinois)

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Maria L. Cervantes, as Trustee of the DK 0484 Trust, dated August 21, 2021, under Trust Number 2021DK0484



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 the persons acknowledged that the persons signed, sealed and delivered the instrument as their free and voluntary act, for the uses and purposes therein set forth

Given under my hand and official seal this 02 day of December, 2022.

Commission expires 9-24-24

Notary Public



### COUNTY- ILLINOIS TRANSFER STAMPS

EXEMPT UNDER PROVISIONS OF PARAGRAPH E, 35 ILCS 200/31-45, PROPERTY TAX CODE

DATE: 12/2/22  
Seller:

Maria L. Cervantes  
Maria L. Cervantes  
2812 S. Harding Ave., Chicago, IL 60623

REAL ESTATE TRANSFER TAX		20-Dec-2022
CHICAGO:		0.00
CTA:		0.00
TOTAL:		0.00 *

16-26-316-027-0000 | 20221201613610 | 0-504-208-720  
\* Total does not include any applicable penalty or interest due.

Recorder's Office Box No.

### NAME AND ADDRESS OF PREPARER:

Brenda Murzyn , Attorney at Law  
1300 Iroquois Drive, Suite 125  
Naperville, IL 60563

REAL ESTATE TRANSFER TAX		20-Dec-2022
COUNTY:		0.00
ILLINOIS:		0.00
TOTAL:		0.00

16-26-316-027-0000 | 20221201613610 | 0-230-645-072

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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 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.

Date: 12/02/2022

Signature: [Handwritten Signature]  
Grantor or Agent

\_\_\_\_\_  
Grantor or Agent

Subscribed and Sworn before me on 12-2-22 (date)

[Handwritten Signature]  
Notary Public



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.

Date: 12-2-22

Signature: [Handwritten Signature]  
Grantor or Agent

\_\_\_\_\_  
Grantor or Agent

Subscribed and Sworn before me on 12-2-22 (date)

[Handwritten Signature]  
Notary Public



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 a Class A misdemeanor for subsequent offenses.

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LOT 7 IN BLOCK 12 IN CALVIN F. TAYLORS SUBDIVISION OF BLOCKS 11, 12, 14, 15 OF GOODWIN BALESTIER AND PHILLIPS SUBDIVISION OF THE WEST 1 1/2 OF THE SOUTH WEST 1/4 OF SECTION 26, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Pin: 16-24-316-027-0000

Property of Cook County Clerk's Office