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Doc#. 2300313442 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/03/2023 03:46 PM Pg: 1 of 3

**ILLINOIS STATUTORY
QUIT CLAIM DEED
INDIVIDUAL TO INDIVIDUAL
JOINT TENANCY**

Dec ID 20221201614490
ST/CO Stamp 1-570-898-768
City Stamp 0-870-450-000

RETURN TO:

Guillermo Alvarado
Patrocinio Alvarado
3140 N. Oakley Avenue
Chicago, Illinois 60618

SEND SUBSEQUENT TAX BILL TO:

Guillermo Alvarado
Patrocinio Alvarado
3140 N. Oakley Avenue
Chicago, Illinois 60618

THE GRANTOR(S):

Guillermo Alvarado and Patrocinio Alvarado, husband and wife.

Of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten Dollars and other good and valuable consideration in hand paid, the receipt and sufficiency of which is hereby acknowledged, Convey(s) and Quit Claims to:

Guillermo Alvarado and Patrocinio Alvarado, husband and wife, and Guillermo Alvarado (Son) married to Christina Alvarado. Not as tenants in common but as joint tenants

Of the City of Chicago, County of Cook, State of Illinois, all interests in the following described Real Estate, the real estate situated in the City of Chicago, County of Cook, State of Illinois, commonly known as, 3140 N. Oakley Avenue, Chicago, Illinois 60618 legally described as:

LOT 43 IN BLOCK 13 IN CLYBOURNE AVENUE ADDITION TO LAKE VIEW AND CHICAGO IN THE NORTHWEST ¼ OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Situated in the City of Chicago, County of Cook, State of Illinois, hereby releasing and waiving all rights under by virtue of the Homestead Exemption Law of the State of Illinois.

Permanent Tax Identification Number(s): 14-30-100-014 Vol. 491

Property Address: 3140 N. Oakley Avenue, Chicago, Illinois 60618

Dated this 16 day of December, 2022.

Guillermo Alvarado (Seal)
GUILLERMO ALVARADO

Patrocinio Alvarado (Seal)
PATROCINIO ALVARADO

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THIS INSTRUMENT FILED FOR RECORD BY ALLIANCE TITLE CORPORATION AS AN ACCOMMODATION ONLY. IT HAS NOT BEEN EXAMINED AS TO IT'S EXECUTION OR AS TO THE EFFECT UPON TITLE.

State of Illinois)
) SS
County of Cook)

ALLIANCE TITLE CORPORATION.

I, the undersigned, a Notary Public in and for said county and State, DO HEREBY CERTIFY THAT

Guillermo Alvarado and Patrocinio Alvarado, husband and wife.

Is Personally known to me to be the same person(s) whose name(s) subscribed to the foregoing instrument appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as his free and voluntary act for the uses and purpose therein set forth, including the release and waiver of the right of homestead.

Given under my hand and my seal, this 16th

Day of December, 2022.

Christina Marquez

Notary Public

Impress Seal Here



OR

This transaction is exempt from the provisions of the Real Estate Transfer Tax Act under Paragraph E, Section 4 of said Act.

[Signature]

Buyer, Seller or Representative

REAL ESTATE TRANSFER TAX		30-Dec-2022
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00

14-30-100-014-0000 | 20221201614490 | 0-870-450-000

* Total does not include any applicable penalty or interest due.

This instrument was prepared by:
Guillermo Alvarado, ESQ
The Law Offices of Guillermo Alvarado, Ltd.
545 S. York Road, Suite 100
Bensenville, IL 60106
(630) 595-6900

REAL ESTATE TRANSFER TAX		30-Dec-2022
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

14-30-100-014-0000 | 20221201614490 | 1-570-898-788

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STATEMENT BY GRANITOR 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 title to real estate under the laws of the State of Illinois.

Dated December 16, 2022.

Signature: *Guillermo Alvarado*
GUILLERMO ALVARADO

Signature: *Patrocinio Alvarado*
PATROCINIO ALVARADO

Subscribed and Sworn to before me

This 16th day of December, 2022.

Christina Marquez
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 title to real estate under the laws of the State of Illinois.

Dated December 16, 2022.

Signature: *[Signature]*
GUILLERMO ALVARADO

Signature: *Patrocinio Alvarado*
PATROCINIO ALVARADO

Signature: *Guillermo Alvarado*
GUILLERMO ALVARADO

Subscribed and Sworn to before me

This 16th day of December, 2022

Christina Marquez
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 of a Class A misdemeanor for subsequent offenses. (Attach to Deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)