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Chicago Title Insurance Company

QUIT CLAIM DEED ILLINOIS STATUTORY TENANTS IN COMMON



2300922020

Doc# 2300922020 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 01/09/2023 10:34 AM PG: 1 OF 3

THE GRANTOR(S), LUIS ARMANDO GARCIA, bachelor, of the City of CHICAGO, County of COOK, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and QUIT CLAIM to FEDRO ZARATE AGUIRE and CESAR RODRIGUEZ, tenants in common, (GRANTEE'S ADDRESS) 6807 SOUTH MARSHFIELD, CHICAGO, Illinois 60636 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:

LOT 46 IN BLOCK 12 IN E. O. LAMPHERE'S ADDITION TO ENGLEWOOD, A SUBDIVISION OF BLOCKS 1 TO 15 AND NORTH 1/2 OF BLOCK 16 IN SEA'S SUBDIVISION OF THE EAST 1/2 OF THE NORHTEAST 1/4 OF SECTION 19, TOWNSHIP 38 , NORTH , RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY ILLINOIS

SUBJECT TO: covenants, conditions and restrictions of record, private, public and utility easements and roads and highways

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 as tenants in common forever.

Permanent Real Estate Index Number(s): 20-19-415-003-0000
Address(es) of Real Estate: 6807 SOUTH MARSHFIELD, CHICAGO, Illinois 60636

Dated this 25TH day of AUGUST, 2022

Luis Armando Garcia
LUIS ARMANDO GARCIA

REAL ESTATE TRANSFER TAX		05-Jan-2023
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

20-19-415-003-0000 | 20230101627033 | 2-006-213-456

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

REAL ESTATE TRANSFER TAX		05-Jan-2023
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

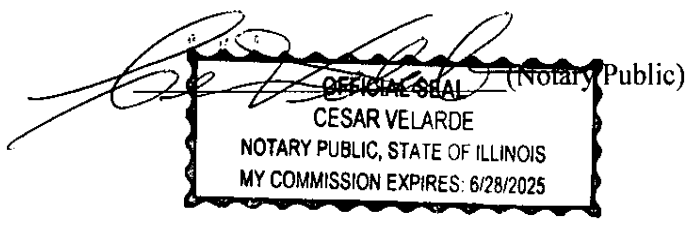
20-19-415-003-0000 | 20230101627033 | 1-146-528-592

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STATE OF ILLINOIS, COUNTY OF COOK SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT LUIS ARMANDO GARCIA, bachelor, 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 25 day of AUGUST, 2020



Prepared By: CESAR VELARDE
1624 WEST 18TH STREET
CHICAGO, Illinois 60608

Mail To:
PEDRO ZARATE AGUIRE and CESAR RODRIGUEZ
6807 SOUTH MARSHFIELD
CHICAGO, Illinois 60636

Name & Address of Taxpayer:
PEDRO ZARATE AGUIRE and CESAR RODRIGUEZ
6807 SOUTH MARSHFIELD
CHICAGO, Illinois 60636

Property of Cook County Clerk's Office

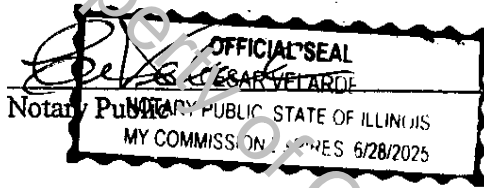
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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his/her knowledge, the name of the grantor shown on the deed or assignment of beneficial interest in the 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 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: 8-25, 2022 [Signature]
Signature

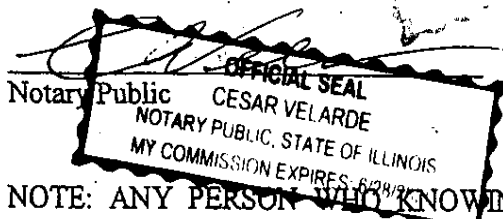
Subscribed to and sworn before me this 25 day of August 2022



The grantee or his agent affirms that, to the best of his/her knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in the 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 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: 8-25, 2022 [Signature]
Signature

Subscribed to and sworn before me this 25 day of August 2022



NOTE: ANY PERSON WHO KNOWINGLY SUBMITS A FALSE STATEMENT CONCERNING THE INDEMNITY OF A GRANTOR OR GRANTEE SHALL BE GUILTY OF A CLASS C MISDEMEANOR FOR THE FIRST OFFENSE AND OF A CLASS ACTION 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)