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Chicago Title Insurance Company

**QUIT CLAIM DEED
ILLINOIS STATUTORY
JOINT TENANTS**



23033570230

Doc# 2303357023 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 02/02/2023 12:59 PM PG: 1 OF 3

THE GRANTOR(S), Julio Almaraz, a single person, and David Sanchez, a single person, 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 Julio Almaraz and Aracely Sanchez, not as tenants in common, but as joint tenants, (GRANTEE'S ADDRESS) 4625 South Rockwell Street, Chicago, Illinois 60632 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 48 IN JOSEPH W. HOUGH'S BOULEVARD ADDITION, A SUBDIVISION OF LOTS 13 AND 14 OF IGLEHART'S SUBDIVISION OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 1, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: covenants, conditions and restrictions of record, general taxes for the year 2022 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s) 2022 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): 19-01-426-010-0000

Address(es) of Real Estate: 4625 South Rockwell Street, Chicago, Illinois 60632

Dated this 6th day of JANUARY, 2023

Julio Almaraz

Julio Almaraz

David Sanchez

David Sanchez

REAL ESTATE TRANSFER TAX

02-Feb-2023



COUNTY: 0.00
ILLINOIS: 0.00
TOTAL: 0.00

19-01-426-010-0000

| 20230201644081 | 0-749-475-664

REAL ESTATE TRANSFER TAX

02-Feb-2023



CHICAGO: 0.00
CTA: 0.00
TOTAL: 0.00 *

19-01-426-010-0000 | 20230201644081 | 0-634-132-304


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

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STATE OF ILLINOIS, COUNTY OF COOK ss.

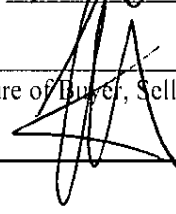
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Julio Almaraz, and David Sanchez, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they 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 6th day of JANUARY, 2023

 (Notary Public)



EXEMPT UNDER PROVISIONS OF PARAGRAPH ε SECTION 31 - 45,
REAL ESTATE TRANSFER TAX LAW
DATE: 1-6-23


Signature of Buyer, Seller or Representative

Prepared By: Luis Martinez - Attorney at Law
4111 West 63rd Street
Chicago, Illinois 60629-5007

Mail To:
Julio Almaraz
Aracely Sanchez
4625 South Rockwell Street
Chicago, Illinois 60632

Name & Address of Taxpayer:
Julio Almaraz
Aracely Sanchez
4625 South Rockwell Street
Chicago, Illinois 60632

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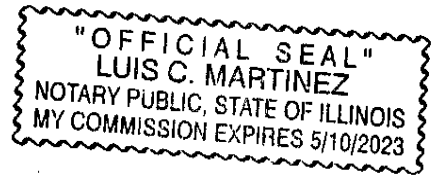
STATEMENT BY GRANTOR AND GRANTEE

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 1-6-2023

Signature David Sanchez
Grantor or Agent

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID GRANTOR
THIS 6th DAY OF JANUARY,
2023



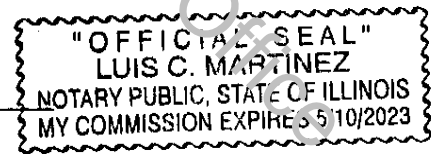
NOTARY PUBLIC [Signature]

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 1-6-2023

Signature Julia Almaraz
Grantee or Agent

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID GRANTEE
THIS 6th DAY OF JANUARY,
2023



NOTARY PUBLIC [Signature]

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.]