



Doc# 2304022058 Fee \$88.00

**QUIT CLAIM DEED
ILLINOIS STATUTORY**

760150 1/2
MAIL TO: Juan Cervera
3707 Gunderson
Berwyn IL 60402
MAIL TAX BILLS TO:

(Name as above)

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 02/09/2023 03:49 PM PG: 1 OF 5

THE GRANTOR, IAN WILLIAMS, A SINGLE MAN of 3707 Gunderson Berwyn, IL 60402 for and in consideration of Ten and no/100 (\$10.00) Dollars and other good and valuable considerations in hand paid, does hereby REMISE, RELEASE and QUIT CLAIM unto JUAN CERVERA, A SINGLE MAN, of 3707 Gunderson Berwyn, IL 60402 the following described Real Estate situated in the County of COOK, State of Illinois, to wit:

SEE ATTACHED

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 forever.

Permanent Index No. 16-31-419-029-0000

Property Address: 3707 GUNDERSON BERWYN, ILLINOIS 60402
Ave

EXEMPT UNDER THE PROVISIONS OF SECTION 4, PARAGRAPH E OF THE REAL ESTATE TRANSFER ACT.

Signed By: Buyer, Seller or Agent

Sept 27, 2021
Date

Dated this 27 day of Sept 2021.

IAN WILLIAMS


THIS TRANSACTION IS EXEMPT UNDER PARAGRAPH D OF THE BERWYN CITY CODE SEC. 888.06-AS A REAL ESTATE TRANSACTION
DATE 2-6-23 TELLER KE

UNOFFICIAL COPY

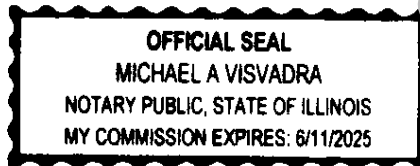
STATE OF ILLINOIS)
 : SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public, in and for said County and State of aforesaid, do hereby certify that IAN WILLIAMS, 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 he/she/they signed, sealed and delivered the said instrument as his/her/their free and voluntary act, and as the free and voluntary act, for the uses and purposes therein set forth, including the release waiver of the right of homestead.

Given under my hand and Notarial Seal this 21 day of Sept. 2021.



Notary Public



PREPARED BY:

**The Law Office of Joseph M. Kosteck
BY: JOSEPH M. KOSTECK
20527 S. LaGrange Rd.,
Frankfort, IL 60423**

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STATEMENT BY GRANTOR AND GRANTEE

The Grantor(s) or his/her/their agent affirms that, to the best of his/her/their knowledge, the name of the Grantee(s) 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 Sept. 27, 2021 Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me by the said Grantor/Agent this 27 day of

Sept. 2021



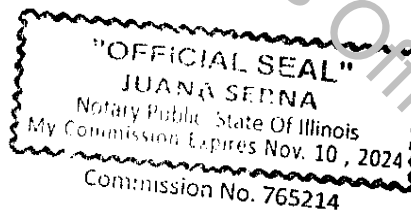
Notary Public [Signature]

The Grantee(s) or his/her/their agent affirms and verifies that the name of the Grantee(s) 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 10/5/2021 Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me by the said Grantee/Agent this 5th day of

October 2021



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.

(Attached 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.)

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EXHIBIT "A"

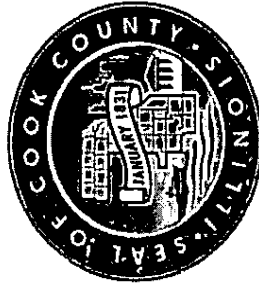
LOT "A" IN CONSOLIDATION OF LOTS 3 AND 4 IN THE SUBDIVISION OF THE SOUTH 1/2 OF LOT 10 IN BLOCK 71 IN OLIVER L. WATSON'S OGDEN AVENUE ADDITION TO BERWYN IN SECTION 31, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED JULY 27, 1928 AS DOCUMENT 10101739 IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

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REAL ESTATE TRANSFER TAX

10-Nov-2021



COUNTY:
ILLINOIS:
TOTAL:

0.00
0.00
0.00

16-31-419-029-0000

20211101636502

1-045-802-128

Property of Cook County Clerk's Office