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QUIT CLAIM DEED

Doc#: 2305508069 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 02/24/2023 11:30 AM Pg: 1 of 5

THE GRANTORS

Dec ID 20230201656895
ST/CO Stamp 1-255-497-552

(The space above for Recorder's use only)

Mary E. Mann and James Elsea, for and in consideration of TEN AND 00/100 (\$10.00) DOLLARS in hand paid CONVEY and QUIT CLAIM to **Mary E. Mann**, in the following described Real Estate situated in Cook County, Illinois, commonly known as 10336 Cook Avenue, Oak Lawn, IL 60453, legally described as:

LOT 8 IN MCKEONE'S COOK AVENUE SUBDIVISION OF PART OF THE NORTHWEST QUARTER OF SECTION 16, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

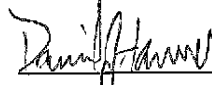
Permanent Index Number (PIN): 24-16-121-020-0000
Address(es) of Real Estate: 10336 Cook Avenue, Oak Lawn IL 60453

SUBJECT TO: Covenants, conditions and restrictions of record; public and utility easements; and general real estate taxes for 2022 and subsequent years.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Exempt under provisions of Paragraph E, Section 4 of the Real Estate Transfer Tax Act.

Dated: 2/21/23


Agent

FIDELITY NATIONAL TITLE 0023002995

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Dated this 21 day of February, 2023

Mary E Mann (SEAL)
Mary E. Mann

James Elsea (SEAL)
James Elsea

STATE OF ILLINOIS)
)ss.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Mary E. Mann and James Elsea are personally known to me to be the same persons whose names are subscribed in 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 21 day of February, 2023.

Brandy Harris
NOTARY PUBLIC



Commission expires 6/29/2025

This instrument was prepared by: Law Office of Farrell & Farrell, Ltd., 4550 W. 103rd Street, Suite 202, Oak Lawn, IL 60453

MAIL TO:
Daniel J. Farrell
4550 W. 103rd St., Ste. 202
Oak Lawn, IL 60453

SEND SUBSEQUENT TAX BILLS TO:
Molly Mann
10336 Cook Ave.
Oak Lawn, IL 60453

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STATEMENT BY GRANTOR AND GRANTEE

The **grantor** or his/her agent affirms that, to the best of his/her knowledge and belief, 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 real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated Feb. 21, 2023

Signature: Daniel Farrell
Grantor or Agent

Subscribed and sworn to before me by the said Daniel J. Farrell this 21 day of February, 2023.



Notary Public Brandy Harris

The **grantee** or his/her agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust 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 Feb. 21, 2023.

Signature: Daniel Farrell
Grantee or Agent

Subscribed and sworn to before me by the said Daniel J. Farrell this 21 day of February, 2023.



Notary Public Brandy Harris



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.)

File #

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Property of Cook County Clerk's Office

		COUNTY:	0.00
		ILLINOIS:	0.00
		TOTAL:	0.00
24-16-121-020-0000	20230201656895	1-255-497-552	

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9446 South Raymond Avenue, Oak Lawn Illinois 60453
Telephone: (708) 636-4400 | Facsimile (708) 636-8606 | WWW.OAKLAWN-IL.GOV



CERTIFICATE OF REAL ESTATE TRANSFER TAX EXEMPTION

10336 COOK AVE

Oak Lawn Il 60453

This is to certify, pursuant to Section 20-65 of the Ordinance of the Village of Oak Lawn relating to a Real Estate Transfer Tax, that the transaction accompanying this certificate is exempt from the Village of Oak Lawn Real Estate Transfer Tax pursuant to Section(s) 1 (D) of said Ordinance

Dated this 22ND day of FEBRUARY, 2023

Thomas E. Phelan
Village Manager

Terry Vorderer
Village President

Claire Henning
Village Clerk

Thomas E. Phelan
Village Manager

Village Trustees
Tim Desmond
Paul A. Mallo
Alex G. Ofejniczak
James Pembroke
Ralph Soch
William (Bud) Stalker

SUBSCRIBED and SWORN to before me this

22ND Day of FEBRUARY, 2023

