

# UNOFFICIAL COPY

Doc#. 2307613163 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 03/17/2023 10:50 AM Pg: 1 of 4

**Prepared By:**

LARRY A. WHITNEY, ATTORNEY AT LAW  
O/B/O BC LAW FIRM, P.A.  
2805 CROW VALLEY TRAIL  
PLANO, TX 75023

Dec ID 20221201605181

City Stamp 0-981-131-472

**Recording Requested By/Return to:**

VYLLA, LLC  
6200 TENNYSON PARKWAY, SUITE 110  
PLANO, TX 75024

FOR RECORDER'S USE ONLY

## QUITCLAIM DEED

THIS QUITCLAIM DEED, Executed this 7<sup>th</sup> day of August, 2020, by first party **VIRGINIA RESA, A SINGLE PERSON AND SURVIVING JOINT TENANT OF VICTOR RESA, III, WHO DIED ON 07/05/2012**, to second party, **VIRGINIA RESA AND VICTOR T. RESA, MOTHER AND SON, NOT IN TENANCY IN COMMON BUT IN JOINT TENANCY**, OF 3022 EAST 79TH PLACE, CHICAGO, IL 60617. **unit#1**

**consideration of \$10.00**

WITNESSETH, That the said first party, for good consideration paid by the said second party, the receipt whereof is hereby acknowledged, does hereby convey and quitclaim unto the said second party forever, all the right, title, interest and claim which the said first party has in and to the following described real estate in the County of COOK, State of Illinois, to wit:

**LOT THIRTY-TWO (32) IN BLOCK ONE (1) IN CROCKER'S ADDITION TO SOUTH CHICAGO, A SUBDIVISION OF PART OF THE NORTHWEST QUARTER (1/4) OF THE NORTHEAST QUARTER (1/4) OF SECTION THIRTY-ONE (31), TOWNSHIP THIRTY-EIGHT (38) NORTH, RANGE FIFTEEN (15), EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

APN: 21-31-204-029-0000

PROPERTY ADDRESS: 3022 EAST 79TH PLACE, CHICAGO, IL 60617  
**unit #1**

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EXEMPT FROM TRANSFER TAX: CODE NUMBER (35ILCS 200-31-45) E

X *[Signature]* 9/30/2022  
 (Signature of buyer, seller, or representative) (Date)  
*Cara Sue Tavler of Vyln Title LLC, Settlement Agent*

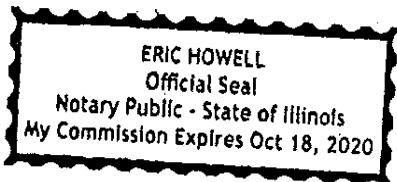
IN WITNESS WHEREOF, The said first party has signed and sealed these presents the day and year first above written.

*[Signature]*  
 VIRGINIA RESA

STATE OF ILLINOIS )  
 COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County and State, do hereby certify that **VIRGINIA RESA**, personally known to me to be the same person(s) whose name(s) is/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, for the uses and purposes therein set forth. Given under my hand and official seal this date, 7/8/, 2020.

(seal)



*[Signature]*  
 Notary Public  
 My Commission Expires: 10/18/2020

Send Tax Bills to:  
 VIRGINIA RESA  
 VICTOR T. RESA  
 3022 EAST 79TH PLACE #1  
 CHICAGO, IL 60617

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## EXHIBIT "A"

**LOT THIRTY-TWO (32) IN BLOCK ONE (1) IN CROKER'S ADDITION TO SOUTH CHICAGO, A SUBDIVISION OF PART OF THE NORTH WEST QUARTER (1/4) OF THE NORTH EAST QUARTER (1/4) OF SECTION THIRTY-ONE (31), TOWNSHIP THIRTY-EIGHT (38) NORTH, RANGE FIFTEEN (15), EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

Property of Cook County Clerk's Office

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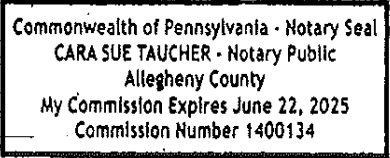
## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed assignment of beneficial interest in land trust is either a. natural person, and 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 October 25, 2022 Signature: [Signature]  
Grantor or Agent

Subscribed and sworn to before  
Me by the said Stacy Motton  
this 25 day of October, 2022

NOTARY PUBLIC [Signature]

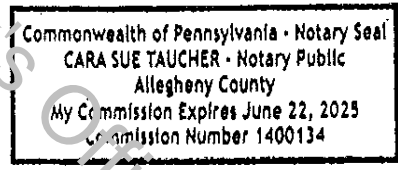


The Grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois a partnership authorized to do business or 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.

Date October 25, 2022 Signature: [Signature]  
Grantee or Agent

Subscribed and sworn to before  
Me by the said Robert Anderson  
This 25<sup>th</sup> day of October, 2022

NOTARY PUBLIC [Signature]



NOTE: Any person who knowingly submits a false statement concerning the identity of 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.)