

Quit Claim Deed  
Statutory - Illinois



\*2309615008D\*

The GRANTOR, Erika Ruiz, of the Town of Cicero, County of Cook, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEYS and QUIT CLAIMS to Erika Ruiz, Federico Ruiz & Luz M. Ruiz, of 5438 W. 23rd St., Cicero, IL 60804, as JOINT TENANTS, all right, title and interest in the following real estate situated in the County of Cook, State of Illinois, to wit:

Doc# 2309615008 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 04/06/2023 10:21 AM PG: 1 OF 2

Lot 21 in Block 8 in Morton Park Land Association Subdivision of the West 1/2 of the Northwest 1/4 of Section 28, Township 39 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

P.I.N.: 16-28-105-021-0000

Commonly known as: 5438 W. 23rd St., Cicero, IL 60804

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. SUBJECT TO: Covenants, conditions, restrictions of record and General Taxes for the Year 2022 and subsequent years.

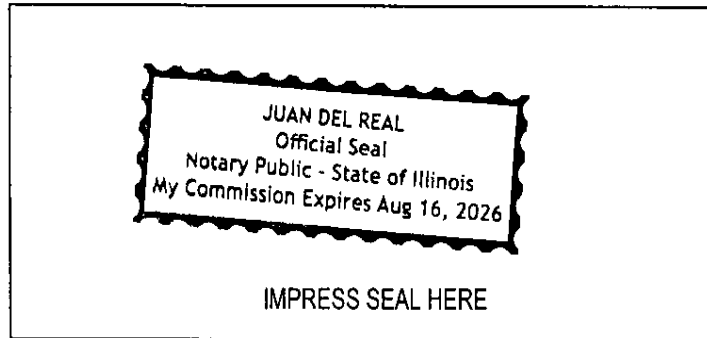
Dated this 24th day of February 2023

Erika Ruiz-Arroyo (Seal)  
Erika Ruiz

REAL ESTATE TRANSFER TAX		06-Apr-2023
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
16-28-105-021-0000	20230401689576	0-097-387-728

State of Illinois )  
County of Cook )ss

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Erika Ruiz personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as her 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 24th day of February 2023

Juan Del Real  
NOTARY PUBLIC

EXEMPT UNDER PROVISIONS OF PARAGRAPH E SECTION 9, REAL ESTATE TRANSFER ACT.

X. Luz M Ruiz  
Buyer, Seller or Representative

2-24-23  
Date

Mail and Send Tax Bills To: Federico Ruiz, 5438 W. 23rd St., Cicero, IL 60804  
Prepared by: Jaime Barragan, Attorney at Law, 3478 S. Archer Ave., Chicago, IL 60608

COOK COUNTY	Town of Cicero	Address: 5438 W. 23RD ST	Real Estate Transfer Tax
		Date: 02/27/2023	\$0.00
		Stamp #: 2023-04-05	Payment In Full
		By: [Signature]	Commission #: 2017-07206318

# UNOFFICIAL COPY

## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee show 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 sate of Illinois.

Dated: 2-24-23

Signature: Erika Ruiz-Arroyo

Subscribed and Sworn to before me by  
the said Erika Ruiz  
this 24th day of February, 2023

Juan Del Real  
Notary Public



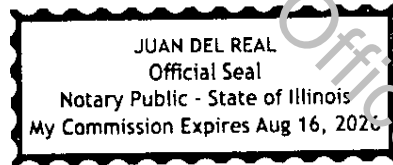
The grantee or his agent affirms and verifies that the name of the grantee show on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois Corporation or foreign Corporation authorized to do business or acquire and hold title to real estate in Illinois, a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

Dated: 2-24-2023

Signature: Luz M. Ruiz

Subscribed and Sworn to before me by  
the said Luz M. Ruiz  
this 24th day of February, 2023

Juan Del Real  
Notary Public



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