

# UNOFFICIAL COPY



\*2313834019D\*

Doc# 2313834019 Fee \$88.00

## QUIT CLAIM DEED

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 05/18/2023 11:43 AM PG: 1 OF 3

(The space above for Recorder's use only)

**THE GRAN TOR(S)** Maria Antonia Ortiz Ortiz, for and in consideration of the sum of TEN AND 00/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, **CONVEYS** and **QUIT CLAIMS** to Ana Cecilia Ortiz, a married woman, and David Ortiz, a married man, in FEE SIMPLE in the following described Real Estate situated in Cook County, Illinois, commonly known as 6411-13 S. Eggleston Ave., Chicago, Illinois, 60621. Parcel Number(s): 20-21-114-004-0000 and 20-21-114-005-0000, legally described as:

LOTS 31 AND 32 (EXCEPT THE EAST 25.9 FEET OF SAID LOTS) IN BLOCK 8 IN UNIVERSITY SUBDIVISION OF ENGLEWOOD, BEING A SUBDIVISION OF THE EAST 35 ACRES OF THE NORTH 70 ACRES OF THE NORTHWEST ¼ OF SECTION 21, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**SUBJECT TO:** Covenants, conditions and restrictions of record; public and utility easements; and unconfirmed special governmental taxes or assessments for improvements not yet completed.

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, Individually.**

**County-Illinois transfer stamps exempt** under provisions of paragraph E Section 45, Real Estate Transfer Tax Law.

Date: 11-4-22

Maria Antonia Ortiz Ortiz

REAL ESTATE TRANSFER TAX		18-May-2023
	CHICAGO:	0.00
	CTA:	0.00
	<b>TOTAL:</b>	<b>0.00 *</b>

REAL ESTATE TRANSFER TAX		18-May-2023
	COUNTY:	0.00
	ILLINOIS:	0.00
	<b>TOTAL:</b>	<b>0.00</b>

20-21-114-004-0000 | 20230501623647 | 1-163-135-696

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

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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 MARIA ANTONIA ORTIZ ORTIZ, personally known to me to be the same person 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 4<sup>th</sup> day of NOVEMBER, 2022.

Commission expires 4-9-23

*Jorge Montes*  
NOTARY PUBLIC



This instrument was prepared by: Jorge L. Montes of Montes & Associates, 831 N. Ashland Ave. Chicago, IL 60622

**MAIL TO:**

David Ortiz  
6411 13 S. Eggleston Ave.  
Chicago, IL 60621

**SEND SUBSEQUENT TAX BILLS TO:**

David Ortiz  
6411 13 S. Eggleston Ave.  
Chicago, IL 60621

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## GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

### GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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 another 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: 11 04 1, 20 22

SIGNATURE: *George Montes*  
GRANTOR or AGENT

**GRANTOR NOTARY SECTION:** The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public:

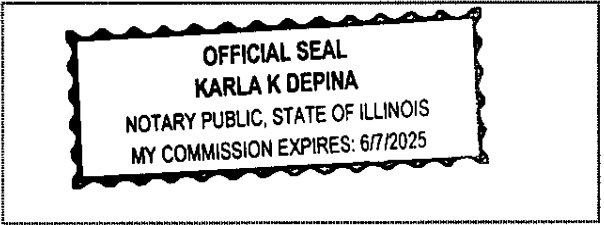
By the said (Name of Grantor): *George Montes Agent*

On this date of: 11 04 1, 20 22

NOTARY SIGNATURE: *[Signature]*

*Karla K. Depina*

AFFIX NOTARY STAMP BELOW



### GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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: 11 04 1, 20 22

SIGNATURE: *George Montes*  
GRANTEE or AGENT

**GRANTEE NOTARY SECTION:** The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public:

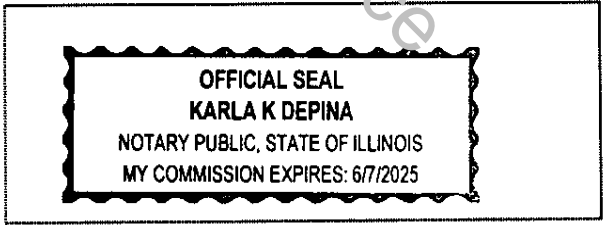
By the said (Name of Grantee): *George Montes Agent*

On this date of: 11 04 1, 20 22

NOTARY SIGNATURE: *[Signature]*

*Karla Depina*

AFFIX NOTARY STAMP BELOW



**CRIMINAL LIABILITY NOTICE**  
Pursuant to Section **55 ILCS 5/3-5020(b)(2)**, 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 the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**)