

# UNOFFICIAL COPY



\*23199570230\*



Chicago Title Insurance Company

## QUIT CLAIM DEED ILLINOIS STATUTORY

Doc# 2319957023 Fee \$88.00

RHSP FEE:\$18.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 07/18/2023 12:53 PM PG: 1 OF 4

THE GRANTOR(S), **BERNADINE STREET LAND TRUST**, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Quit Claims to, **Jose Luis Velazquez**, all interest in the following described Real Estate situated in the County of COOK in the State of Illinois, to wit:

**THE NORTH 12 ½ FEET OF LOT 20 AND ALL OF LOT 21 IN BLOCK 6 IN LANSING LAKE GARDENS, A SUBDIVISION OF THE NORTHEAST ¼ OF THE NORTHWEST ¼ (EXCEPT THE EAST 166.03 FEET OF THE NORTH 411 FEET OF THE WEST ½ THEREOF) OF SECTION 5, TOWNSHIP 35 NORTH, RANGE 15 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY IL**

**SUBJECT TO:** covenants, conditions, restrictions of record; all general real estate taxes for the year 2021 and subsequent years; special taxes and/or assessments for improvements not yet completed; installments, if any, for special taxes and/or assessments not yet due or not yet completed; building lines; building and liquor restrictions of record; building and zoning laws and ordinances; private, public and utility easements and roads and highways; party wall rights and agreements; existing leases and tenancies; if any.

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

Permanent Real Estate Index Number(s): 33-05-107-045-0000

Address(es) of Real Estate: 18756 Bernadine Street, Lansing, IL 60438

Dated this 13<sup>th</sup> day of June, 2023.

Bernadine Street Land Trust

By: John M Bridge  
John M Bridge  
Member

### REAL ESTATE TRANSFER TAX

18-Jul-2023



COUNTY: 0.00  
ILLINOIS: 0.00  
TOTAL: 0.00

33-05-107-045-0000

| 20230601653805 | 2-077-336-016

Exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45  
sub par. E and Cook County Ord. 92-0-27 par. 4  
Date 7/18/23 Sign. [Signature]

# UNOFFICIAL COPY

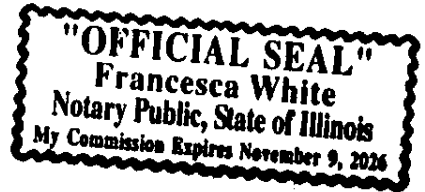
STATE OF IL, COUNTY OF Kane ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT John M Bridge, personally known to me to be the same person(s) subscribed to 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 13<sup>th</sup> day, June 2023

Francesca White  
(Notary Public)

Prepared by:  
John Bridge  
POB 417  
Sugar Grove, IL 60554



Mail To: JOSE Luis ORTIZ

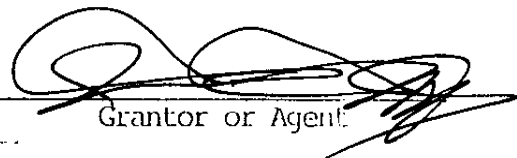
Name & Address of Taxpayer:  
3607 W. 26<sup>th</sup> St  
Orland IL 60628

Property of Cook County Clerk's Office

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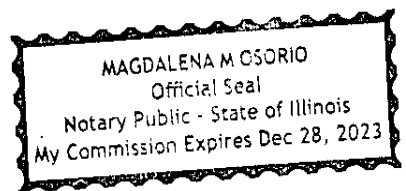
## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his/her agent affirms that, to the best of his/her knowledge, 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 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.

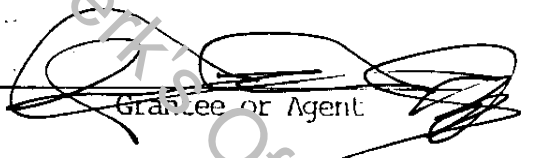
Dated 07/13, ~~2023~~ 2023 Signature:   
Grantor or Agent

Subscribed and sworn to before me by the said Jose Luis Ortiz this 13<sup>th</sup> day of July, ~~2023~~ 2023

Notary Public Magdalena M Osorio

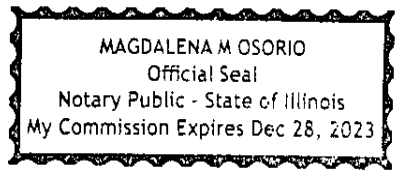


~~The grantee or his/her agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 07/13, ~~2023~~ 2023 Signature:   
Grantee or Agent

Subscribed and sworn to before me by the said Jose Luis Ortiz this 13<sup>th</sup> day of July, ~~2023~~ 2023

Notary Public Magdalena M Osorio



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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]

# VILLAGE OF LANSING **UNOFFICIAL COPY**

Patricia L. Eidam  
Mayor



Brian Hanigan  
Finance Director

## Office of the Finance Director

THIS INSTRUMENT PREPARED BY  
AND WHEN RECORDED RETURN TO:

### VILLAGE OF LANSING CERTIFICATE OF PAYMENT OF OUTSTANDING SERVICE CHARGES

The undersigned, Village Treasurer for the Village of Lansing, Cook County, Illinois, certifies that all outstanding service charges, including but not limited to, water service, building code violations, and other charges, plus penalties for delinquent payments, if any, for the following described property have been paid in full as of the date of issuance set forth below.

Title Holder's Name: Bernadine Street Land Trust

PO Box 417

Sugar Grove, IL 60554

Telephone: 312-216-4036

Attorney or Agent: Jose Luis Ortiz

Telephone No.: 708-303-1111

Property Address: 18756 Bernadine Street

Lansing, IL 60438

Property Index Number (PIN): 33-05-107-045-0000

Water Account Number: 308 1010 00 08

Date of Issuance: July 17, 2023

(State of Illinois)

(County of Cook)

This instrument was acknowledged before  
me on July 17, 2023 by  
Catherine Kacmar.

VILLAGE OF LANSING

By: [Signature]  
Village Treasurer or Designee

[Signature]

(Signature of Notary Public) (SEAL)



THIS CERTIFICATE IS GOOD FOR ONLY 30 DAYS AFTER THE DATE OF ISSUANCE.