

UNOFFICIAL COPY

QUIT CLAIM DEED

ILLINOIS STATUTORY

Doc#. 2320108006 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 07/20/2023 09:14 AM Pg: 1 of 4

Dec ID 20230701674692
ST/CO Stamp 0-860-004-816

The Grantors, William Ross and Jeniffer Serrano Salazar NKA Jeniffer Ross husband and wife, of 1341 S. Fairview, Park Ridge, IL 60068, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS to William Ross and Jeniffer Ross, as Trustees of the Ross Family Revocable Living Trust Dated July 14, 2023, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit.

LOT 184 TOGETHER WITH THE WEST 1/2 OF THE NORTH-SOUTH VACATED ALLEY LYING EAST OF AND ADJOINING SAID LOT 184 IN H. ROY BERRY COMPANY'S PARK RIDGE TERRACE NO. 1, BEING A SUBDIVISION OF PART OF SECTION 2, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as 1341 S. Fairview, Park Ridge, IL 60068

Parcel ID(s): 12-02-213-005-0000

To have and hold said property forever as tenants by the entirety.

SUBJECT TO: Real Estate Taxes for 2022 and subsequent years.

Dated this 14th Day of July, 2023



William Ross

Jeniffer Serrano Salazar NKA Jeniffer
Ross

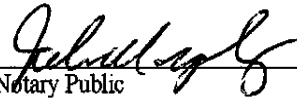
UNOFFICIAL COPY

STATE OF ILLINOIS,

COUNTY OF COOK,

I, THE UNDERSIGNED, A Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **William Ross and Jeniffer Serrano Salazar** personally-known to me to be the same person whose name(s) are 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.

Given under my hand and official seal, this 14th day of July, 2023.



Notary Public


My Commission Expires 10-20-25

Prepared By: John J. Murphy
6122 N. Neva
Chicago, IL. 60631

Mail To: John J. Murphy
6122 N. Neva
Chicago, IL. 60631

Name and Address of Taxpayer: William Ross and Jeniffer Ross
1341 S. Fairview
Park Ridge, IL 60068

Exempt under paragraph "E" of the Real Estate Transfer Tax Act.



Grantor, Grantee or Agent



UNOFFICIAL COPY

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: July 14, 2023

SIGNATURE: _____

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): _____

On this date of: July 14, 2023

NOTARY SIGNATURE: _____

AFFIX NOTARY STAMP BELOW

OFFICIAL SEAL
JOHN J. MURPHY
NOTARY PUBLIC, STATE OF ILLINOIS
My Commission Expires October 22, 2025

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: July 14, 2023

SIGNATURE: _____

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): _____

On this date of: July 14, 2023

NOTARY SIGNATURE: _____

AFFIX NOTARY STAMP BELOW

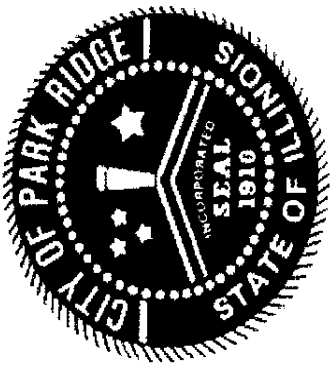
OFFICIAL SEAL
JOHN J. MURPHY
NOTARY PUBLIC, STATE OF ILLINOIS
My Commission Expires October 22, 2025

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)**)

UNOFFICIAL COPY



CITY OF PARK RIDGE FINAL PAYMENT CERTIFICATE

505 Butler Pl, Park Ridge, Illinois 60068
p: (847) 318-5222 | transferstamp@parkridge.us | WWW.PARKRIDGE.US

Certificate # 23-000578

Pin(s)
12-02-213-005-0000

Address
1341 S FAIRVIEW AVE

*This certificate acts as a receipt that the above-mentioned party
has complied with City of Park Ridge Ordinance 2020-44*

Property Transfer Tax Date
\$25.00 07/18/2023

X 

Christopher D. Lipman
Finance Director

PROPERTY OF COOK COUNTY CLERK'S OFFICE