

# UNOFFICIAL COPY

## QUIT CLAIM DEED



\*2320534011\*

Doc# 2320534011 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 07/24/2023 10:08 AM PG: 1 OF 3

THE GRANTOR **ANDREW M. FUENTES** a married person of Chicago, IL, for and in consideration of Ten & 00/100 dollars (\$10.00), and other good and valuable consideration in hand paid, quit claims and convey(s) to Grantees **ANDREW M. FUENTES** and **ERICA ZUNIGA FUENTES**, of 6111 W. Roscoe Street, Chicago, IL 60634, as husband and wife, and not as joint tenants or as tenants in common, but as Tenants By the Entirety, the following described real estate situated in Cook County, State of IL:

**LOT 459 IN ALBERT J. SCHORSCH IRVING PARK BOULEVARD GARDENS NEW ELEVENTH ADDITION IN THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 17, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

Subject to covenants, conditions and restrictions of record.


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 forever, not as joint tenants or as tenants in common, but as Tenants By the Entirety.

Permanent Real Estate Index Numbers: 13-20-318-016-0000


Address: 6111 W. Roscoe Street, Chicago, IL 60634



Dated this 24 day of June, 2023.

GRANTOR:

x 

Andrew M. Fuentes

REAL ESTATE TRANSFER TAX	24-Jul-2023
	
CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

REAL ESTATE TRANSFER TAX	24-Jul-2023
 	
COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00
13-20-318-016-0000	20230701678216   1-687-597-520

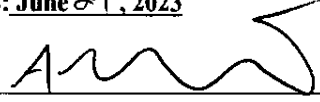
13-20-318-016-0000 | 20230701678216 | 0-235-057-616

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

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EXEMPT UNDER PROVISIONS OF PARAGRAPH (e)  
SECTION 4, REAL ESTATE TRANSFER ACT

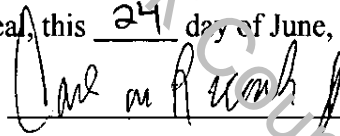
DATE: June 24, 2023

By:   
Grantor - Andrew M. Fuentes

STATE OF ILLINOIS     )  
  ) SS  
COUNTY OF COOK     )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, **ANDREW M. FUENTES** 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 acknowledge that he signed, sealed and delivered the said foregoing instrument as his 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 24 day of June, 2023.

 (Notary Public)

**Prepared by:** Law Offices of Edward Y. Lau  
707 Skokie Blvd., Suite 420  
Northbrook, IL 60062



**Mail to:** Law Offices of Edward Y. Lau  
707 Skokie Blvd., Suite 420  
Northbrook, IL 60062

**Name and address of taxpayer:** Andrew M. Fuentes  
6100 W. Roscoe Street  
Chicago, IL 60634

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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 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 title to real estate under the laws of the State of Illinois.

Dated: 6/24/2023

Signature <sup>X</sup> [Handwritten Signature]  
Grantor - Andrew M. Fuentes

SUBSCRIBED and SWORN to before me  
this 24 day of June, 2023.

[Handwritten Signature]  
Notary Public



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 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: 06/24/2023

Signature: by [Handwritten Signature]  
Grantee or Agent

SUBSCRIBED and SWORN to before me  
this 24 day of June, 2023.

[Handwritten Signature]  
Notary Public

