

UNOFFICIAL COPY



**QUIT CLAIM DEED**  
ILLINOIS STATUTORY

Doc# 2320715041 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 07/26/2023 03:28 PM PG: 1 OF 4

AFTER RECORDING MAIL TO:

Tarek A. Jones  
11436 S. Bell Ave.  
Chicago, Illinois 60643

RECORDER'S STAMP

The GRANTOR, **KYNKA PROPERTY AND MANAGEMENT LLC.**, an Illinois Limited Liability Corporation, having its principal office at 11436 S. Bell Avenue, Chicago, Illinois 60643, for and in no consideration or other goods and valuable consideration in hand, and pursuant to authority properly given on behalf of said entity, Conveys and Quit Claims to the Grantee, **Tarek A. Jones**, having its primary resident at 11436 S. Bell Avenue, Chicago, Illinois 60643, all interest in the following described real estate situated in the County of Cook, in the State of Illinois:

**LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT A**

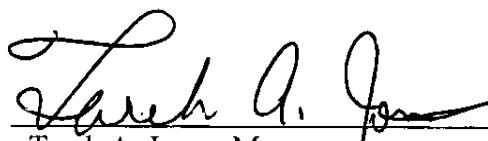
**Common Property Address and Permanent Index Number:**

7114 S. EBERHART, CHICAGO, IL. 60619

**P.I.N.: 20-27-201-025-0000**

In Witness Whereof, said Grantor has caused its name to be signed to these presents by an authorized party as of this 26<sup>th</sup> day of July, 2023.

By:

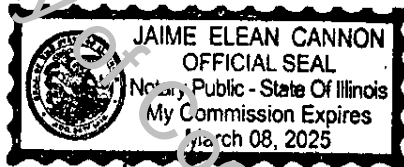
  
Tarek A. Jones, Manager

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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 of Illinois, certify that Tarek A. Jones, personally known to me to be the manager of the aforementioned property, and 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 as manager, he signed, sealed and delivered the instrument pursuant to authority given by himself, as his own free and voluntary act, and as the free and voluntary act and deed as manager, in his capacity as the manager of said property, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 26 day of July, 2023.



Notary Public

*Jaime Elean Cannon*

My commission expires on 03/08/2025.

REAL ESTATE TRANSFER TAX		26-Jul-2023
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
20-27-201-025-0000   20230701683024   0-558-369-232		

Prepared by:

Tarek A. Jones  
11436 S. Bell Ave.  
Chicago, Illinois 60643

Send subsequent tax bills to:

Tarek A. Jones  
11436 S. Bell Ave.  
Chicago, Illinois 60643

This transaction is exempt from transfer tax under 35 ILCS 200/31-45(e)

REAL ESTATE TRANSFER TAX		26-Jul-2023
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

20-27-201-025-0000 | 20230701683024 | 0-616-106-448

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

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## EXHIBIT A

Lot 7 IN BLOCK 3 WALTER S. DRAY'S ADDITION TO PARK MANOR, A SUBDIVISION OF THE NORTH ½ OF THE NORTHWEST ¼ OF SECTION 27, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**P.I.N.: 20-27-201-025-0000**

**COMMON ADDRESS: 7114 S. EBERHART CHICAGO, ILLINOIS 60619**

Property of Cook County Clerk's Office

# 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: 7 | 26 | 2023

SIGNATURE: *Tarek A. Jones*  
GRANTOR or AGENT

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

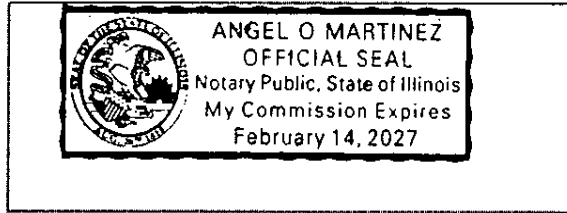
Subscribed and sworn to before me, Name of Notary Public: Angel O. Martinez

By the said (Name of Grantor): Tarek Antar Jones

On this date of: 7 | 26 | 2023

NOTARY SIGNATURE: *Angel O. Martinez*

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: 7 | 26 | 2023

SIGNATURE: *Tarek A. Jones*  
GRANTEE or AGENT

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

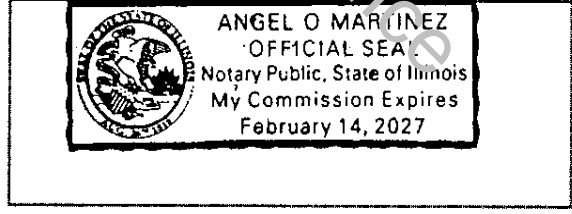
Subscribed and sworn to before me, Name of Notary Public: Angel O. Martinez

By the said (Name of Grantee): Tarek Antar Jones

On this date of: 7 | 26 | 2023

NOTARY SIGNATURE: *Angel O. Martinez*

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)**)