

UNOFFICIAL COPY

Doc#: 2322729188 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/15/2023 12:44 PM Pg: 1 of 7

QUITCLAIM DEED

Dec ID 20230801691670
ST/CO Stamp 1-424-292-304
City Stamp 0-151-714-256

The Grantors,

Michelle Patterson, a single person, Lynwood, Illinois;

Lauren Patterson, a single person, of Lynwood, Illinois;

Kyle Patterson, a single person, of Lynwood, Illinois; and

Calvin M. Patterson, a single person, of Lynwood, Illinois;

for and in consideration of Ten and no/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY and QUITCLAIM to:

Karen Patterson, a single person, of 931 Arquilla Dr. Apt 333, Glenwood, IL 60425, as to a one-half interest; and

Michelle Patterson, a single person, of 2336 Eastwood Dr., Lynwood, IL 60441, as to a one-half interest

the following described real estate:

Lot 32 in Block 2 in Prout and Coleman resubdivision of the East 19 acres of the South 25 acres of the Southeast 1/4 Being Block I and the East 1/2 of Block 2 of Swan's Subdivision, in Section 4, Township 38 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

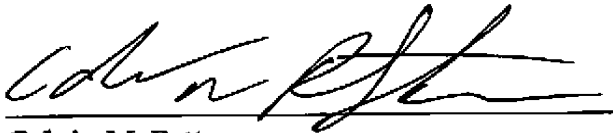
Permanent Index No: 20-04-446-015-0000

Address of Real Estate: 141 W. Swann Street, Chicago IL 60609

This property is not homestead property of any of the grantors.

UNOFFICIAL COPY

Dated: 7/24/2023



Calvin M. Patterson

STATE OF Illinois)
)
COUNTY OF Clark)

I, the undersigned, a Notary Public in the aforesaid State and County, do hereby certify that Lauren Patterson, 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 he signed, sealed and delivered this instrument as her free and voluntary act, for the uses and purposes set forth.

Given under my hand and seal on July 29, 2023.

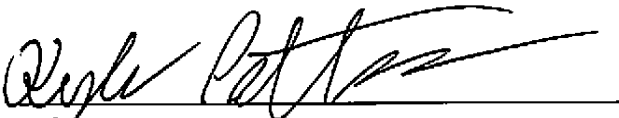


Anna Marie Smith
NOTARY PUBLIC

Clerk's Office

UNOFFICIAL COPY

Dated: 7/24/2023

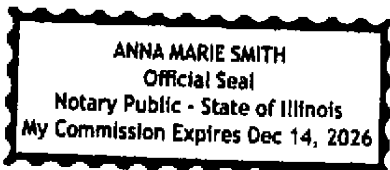


Kyle Patterson

STATE OF Illinois)
)
COUNTY OF Cook)

I, the undersigned, a Notary Public in the aforesaid State and County, do hereby certify that Kyle Patterson, 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 he signed, sealed and delivered this instrument as her free and voluntary act, for the uses and purposes set forth.

Given under my hand and seal on July 24, 2023.





NOTARY PUBLIC

County Clerk's Office

UNOFFICIAL COPY

Dated: July 19, 2023

Michelle Patterson

Michelle Patterson

STATE OF ILLINOIS)
)
COUNTY OF COOK)

I, the undersigned, a Notary Public in the aforesaid State and County, do hereby certify that Michelle Patterson, 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 he signed, sealed and delivered this instrument as her free and voluntary act, for the uses and purposes set forth.

Given under my hand and seal on July 19, 2023.

Claire L Smith

NOTARY PUBLIC



Cook County Clerk's Office

UNOFFICIAL COPY

EXEMPT UNDER PROVISIONS OF PARAGRAPH (e), Section 31-45, Property Tax Code

DATED: July 19, 2023.



Buyer, Seller, or Representative

At the owner's direction, this instrument was prepared without title examination, using information provided by the owner. Preparer does not warrant the title status of the property.

This instrument was prepared by: Christopher J. Cummings, Christopher J. Cummings, P.C., 2024 Hickory Rd., Suite 205, Homewood, Illinois 60430.

Property of Cook County Clerk's Office

Send recorded document to:
Christopher J. Cummings
Christopher J. Cummings, P.C..
2024 Hickory Rd. Ste 205
Homewood IL 60430

Mail tax bills to:
Karen Patterson & Michelle Patterson
141 W. Swann Street
Chicago, IL 60609

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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: 07 | 19 | 2023

SIGNATURE: Michelle Patterson
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:

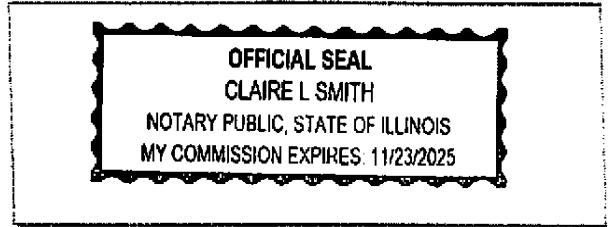
Claire Smith

By the said (Name of Grantor): Michelle Patterson

AFFIX NOTARY STAMP BELOW

On this date of: 07 | 19 | 2023

NOTARY SIGNATURE: Claire Smith



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: 07 | 19 | 2023

SIGNATURE: Michelle Patterson
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:

Claire Smith

By the said (Name of Grantee): Michelle Patterson

AFFIX NOTARY STAMP BELOW

On this date of: 07 | 19 | 2023

NOTARY SIGNATURE: Claire Smith



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)