



Doc# 2323734005 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 08/25/2023 09:45 AM PG: 1 OF 3

**QUIT CLAIM DEED**

Mail To:

Maria Marban and Maria Nancy Sosa  
1638 N Francisco Ave  
Chicago, IL 60647

Name and Address of

Taxpayer/Grantee:

Maria Marban and Maria Nancy Sosa  
1638 N Francisco Ave  
Chicago, IL 60647

**RECORDER'S STAMP**

THE GRANTOR(S) **Maria Nancy Sosa, a single woman, property held as Solely-** for and in consideration of ten (\$10) DOLLARS and other good and valuable consideration in hand paid:

CONVEY(S) AND QUIT CLAIM(S) to **Maria Nancy Sosa, a single woman, and Maria Marban, a married but separated woman, as Joint Tenants** of the city of Chicago, county of Cook, state of Illinois- all interest in the following described real estate situated in the city of Chicago, county of Cook, state of Illinois, to wit:

**LEGAL DESCRIPTION:**

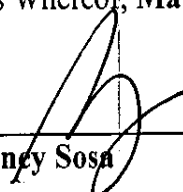
THE SOUTH 1/2 OF LOT 6 IN BLOCK 14 IN HAMBROUGH AND HESS SUBDIVISION OF THE EAST 1/2 OF THE SOUTH WEST 1/4 OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**PIN AND PROPERTY ADDRESS FOR INFORMATIONAL PURPOSES ONLY:**

13-36-329-029-0000  
1638 N Francisco Ave, Chicago, IL 60647

**SUBJECT TO: N/A**

In Witness Whereof, **Maria Nancy Sosa** has hereunto set her hand and seal.

  
\_\_\_\_\_  
Maria Nancy Sosa

7/14/2023  
\_\_\_\_\_  
Date

# 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 **María Nancy Sosa** personally known to me to be the same person(s) whose name is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that s/he signed, sealed and delivered the instrument as a 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 notarial seal, this 14<sup>th</sup> day of July 2023.

*Norma A Viveros* (SEAL)  
Notary Public



My commission expires on 12/11/2025

Exempt Under Real Estate Transfer Tax Law 35(LCS 200/31-45 sub par. E  
and Cook County Ordinance 93-027 par. 4  
Date 7/13/2023 Sign *[Signature]*

Name and Address of Preparer:  
**Kathleen Robson Gordon, Attorney at Law**  
121 S. Western Avenue  
Unit 1  
Chicago, IL 60612  
robson@robsonlopez.com

| REAL ESTATE TRANSFER TAX |           | 25-Aug-2023 |
|--------------------------|-----------|-------------|
|                          | COUNTY:   | 0.00        |
|                          | ILLINOIS: | 0.00        |
|                          | TOTAL:    | 0.00        |

13-36-329-029-0000 | 20230801607903 | 1-271-961-040

| REAL ESTATE TRANSFER TAX |          | 25-Aug-2023 |
|--------------------------|----------|-------------|
|                          | CHICAGO: | 0.00        |
|                          | CTA:     | 0.00        |
|                          | TOTAL:   | 0.00 *      |

13-36-329-029-0000 | 20230801607903 | 1-640-961-488  
\* Total does not include any applicable penalty or interest due.

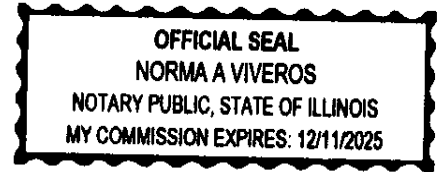
# UNOFFICIAL COPY

## STATEMENT OF GRANTOR/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 7/14/2023 Signature: \_\_\_\_\_  
Grantor or Agent

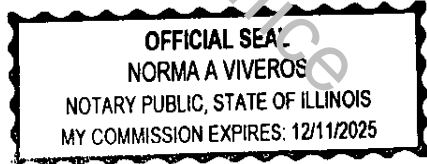
Subscribed and sworn to before me by the said Maria N. Sosa,  
this 14<sup>th</sup> day of July,  
2023.  
Notary Public Norma A. Viveros



The grantee 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 7/14/2023 Signature: \_\_\_\_\_  
Grantee or Agent

Subscribed and sworn to before me by the said Maria N. Sosa,  
this 14<sup>th</sup> day of July,  
2023.  
Notary Public Norma A. Viveros



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 AB) to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.