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2324157036D

Doc# 2324157036 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 08/29/2023 12:50 PM PG: 1 OF 4

**QUIT CLAIM DEED
ILLINOIS STATUTORY
Individual**

THE GRANTOR(S) Eloy V. Romero, a married man, of the City of Chicago, County of Cook, State of Illinois for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and QUIT CLAIM(S) to Romero Real Estate Corp., an Illinois corporation, not as tenants in common, not as joint tenants, but in fee simple, all interest in the following described Real Estate situated in the County of Cook in the State of IL, to wit:

See Exhibit "A" attached hereto and made a part hereof.

This is not homestead property.

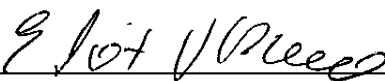
SUBJECT TO:

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 as tenants by the entirety forever.

Permanent Real Estate Index Number(s): 16-04-104-029-0000

Address (es) of Real Estate: 1516 N. Lorel Ave., Chicago, IL 60651

Dated this 20th day of February, 20 23


Eloy V. Romero

REAL ESTATE TRANSFER TAX 29-Aug-2023

	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

16-04-104-029-0000 | 20230801611770 | 0-923-129-296

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

REAL ESTATE TRANSFER TAX 29-Aug-2023

	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

16-04-104-029-0000 | 20230801611770 | 1-531-459-024


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STATE OF ILLINOIS, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, Eloy V. Romero, personally known to me to be the same person(s) 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, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 20th day of February, 20 23.



 (Notary Public)

Prepared by:

Law Offices of Maurice A. Sone, P.C.
831 N. Ashland Ave.
Chicago, IL 60622

Mail to:

Eloy V. Romero
1126 N. Lorel Ave.
Chicago, IL 60651

Name and Address of Taxpayer:

Eloy V. Romero
1126 N. Lorel Ave.
Chicago, IL 60651

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Exhibit "A" – Legal Description

THE NORTH 16.66 FEET OF LOT 34, AND THE SOUTH 16.66 FEET OF LOT 35, IN BLOCK 2, IN THE SUBDIVISION OF THE NORTHWEST ¼ OF THE NORTHEAST ¼ OF THE NORTHWEST ¼ OF SECTION 4 TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45
Sub par. E and Cook County Ord. 93-0-27 par. E.

Date: 2-20-23 Sign: [Signature]

Property of Cook County Clerk's Office

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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 assignment of beneficial interest in land trust is either a. natural person, and 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 February 20, 2023,

Signature: *Elo V. Breen*
Grantor or Agent

Subscribed and sworn to before
Me by the said GRANTOR
This 20th day of February 2023.



NOTARY PUBLIC *[Signature]*

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 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 February 20, 2023,

Signature: *Elo V. Breen*
Grantee or Agent

Subscribed and sworn to before
Me by the said GRANTEE
This 20th day of February 2023.



NOTARY PUBLIC *[Signature]*

NOTE: Any person who knowingly submits a false statement concerning the identity of 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 Section 4 of the Illinois Real Estate Transfer Tax Act.)