

QUIT CLAIM DEED

THE GRANTOR, CHARLOTTE KRUK a/k/a CHARLOTTA KRUK, a widow and not since remarried, of Chicago, State of Illinois, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **CONVEYS and QUIT CLAIMS** to CHARLOTTE KRUK and DOROTA KRUK,



Doc# 2331834038 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 11/14/2023 03:02 PM PG: 1 OF 3

of Chicago, State of Illinois, the following described Real Estate:

LOT 7 IN BLOCK 6 IN EDGEWOOD, BEING A SUBDIVISION OF LOTS 1, 2 AND 3 IN ASSESSOR'S SUBDIVISION OF THE NORTHEAST FRACTIONAL 1/4 AND PART OF THE NORTHWEST 1/4 OF FRACTIONAL SECTION 5, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 13-05-129-029-0000

Commonly Known As: 6022 N. Austin Ave., Chicago IL 60646

situated in the County of Cook, State of Illinois. The Grantor(s) hereby release and waive all rights under and by virtue of the homestead exemption laws of the State of Illinois. Grantees shall have and hold said premises **not as tenants in common, but as joint tenants forever.**

SUBJECT TO: Covenants, conditions and restrictions of record, public and utility easements; and general real estate taxes for 2022 2<sup>nd</sup> installment and subsequent years.

DATED this 26<sup>th</sup> day of October, 2023

*Charlotte Kruck*

(SEAL)

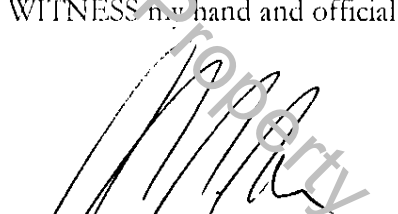
CHARLOTTE KRUK a/k/a  
CHARLOTTA KRUK

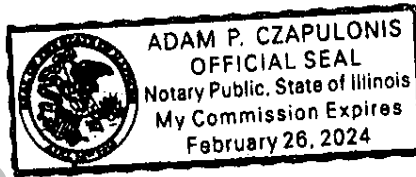
# UNOFFICIAL COPY

STATE OF ILLINOIS        )  
                                          ) SS  
COUNTY OF COOK        )

I, ADAM P. CZAPULONIS, the undersigned, a Notary Public in and for said County and State, do hereby certify that CHARLOTTE KRUK a/k/a CHARLOTTA KRUK, a widow and not since remarried, 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 she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

WITNESS my hand and official seal this \_\_\_\_ day of \_\_\_\_\_ October \_\_\_\_\_, 20\_\_ 23 \_\_\_\_.

  
\_\_\_\_\_  
NOTARY PUBLIC



Prepared by: Adam P. Czapulonis, Esq., 586 N. Milwaukee Ave., Chicago, IL 60646


MAIL TO:

\_\_\_\_\_  
Charlotte Kruk  
\_\_\_\_\_  
6022 N. Austin Ave.  
\_\_\_\_\_  
Chicago, IL 60646



SEND SUBSEQUENT TAX BILLS TO:

\_\_\_\_\_  
Charlotte Kruk  
\_\_\_\_\_  
6022 N. Austin Ave.  
\_\_\_\_\_  
Chicago, IL 60646

Exempt under Real Estate Transfer Act  
35 ILCS 200/31-45, para. D and  
Cook County Ord. 93-0-27 para. D

REAL ESTATE TRANSFER TAX		14-Nov-2023
	CHICAGO:	0.00
	CTA:	0.00
	<b>TOTAL:</b>	<b>0.00 *</b>

13-05-129-029-0000 | 20231101671551 | 0-470-323-152  
\* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX		14-Nov-2023
	COUNTY:	0.00
	ILLINOIS:	0.00
	<b>TOTAL:</b>	<b>0.00</b>

13-05-129-029-0000 | 20231101671551 | 1-170-493-392



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## First American

First American Title Insurance Company  
27775 Diehl Road  
Warrenville, IL 60555

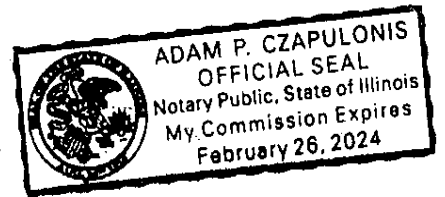
### STATEMENT BY GRANTOR AND GRANTEE

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 10/26/23 Signature Charlotte Kruck  
Grantor or Agent

Subscribed and sworn to before me by the said CHARLOTTE KRUK affiant  
this 26 day of October, 2023

Notary Public \_\_\_\_\_

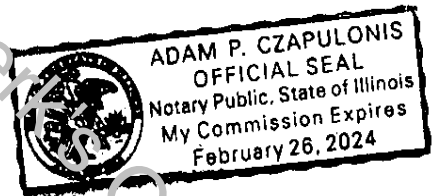


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 10/26/23 Signature Charlotte Kruck  
Grantor or Agent

Subscribed and sworn to before me by the said CHARLOTTE KRUK affiant  
this 26 day of October, 2023

Notary Public \_\_\_\_\_



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