

UNOFFICIAL COPY

Doc: 2335415024 Fee \$86.00



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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 12/20/2023 04:26 PM PG: 1 OF 4

Quit Claim Deed

THIS QUIT CLAIM DEED, executed this 19th day of December 19, 2023, 2023 by first party Beatrice R. Jones whose post office address is 229 EASTERN AVE BELLWOOD IL 60104 to second party, Mazjai Jaxson Bradie Family Trust whose post office address is P.O.BOX 222 Bellwood, IL 60104

WITNESSETH, That the said first party, for good consideration and for the sum of \$10.00 paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the said second party forever, all the right, title, interest and claim which the said first party has in and to the following described parcel of land, and improvements and appurtenances thereto in the County of COOK, State of Illinois, address known as 229 Eastern Ave in the City of Bellwood to wit: 60104

All that certain real property situated in the County of COOK, State of Illinois, address known as 229 Eastern Ave in the City of Bellwood recorded in the Official Records of the records office Together with all singulars the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

To have and to hold, the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate right, title, interest, lien, equity and claim whatsoever for the said first party, either in law or equity, to the only proper use, benefit and behoof of the said second party and its Beneficiaries forever.

Tremane Jai Robinson
Tremane Jai Robinson on behalf
As Executor for the Mazjai Jaxson Bradie
Family Trust (Grantee Signature)

Beatrice R. Jones
Beatrice R. Jones (Grantor Signature)

Tremane Jai Robinson
Tremane Jai Robinson As Executor
for the Mazjai Jaxson Bradie
Family Trust (Grantee's Name)

Beatrice R. Jones
Beatrice R. Jones (Grantor Name)

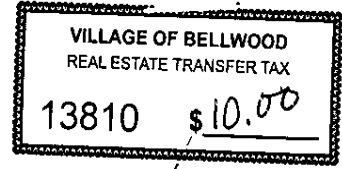
Grantee's Address
P.O. BOX 222 Bellwood, IL 60104

Grantor's Address
229 Eastern Ave Bellwood IL 60104

STATE OF ILLINOIS IN THE COUNTY OF COOK,

On December 19, 2023 before me personally appeared Tremane Jai Robinson, Executor for the Mazjai Jaxson Bradie Trust, and Beatrice R. Jones and proved to me on the basis of satisfactory evidence to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument the persons or the entity upon behalf of which the persons acted, executed the instrument.

WITNESS my hand and official seal.
Nayeli Zaray Trujillo
Signature



[Seal]



Mail to:
Prepared By: Beatrice R Jones
229 Eastern Ave
Bellwood, IL 60104

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Property of Cook County Clerk's Office

Exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45
sub par. 2 and Cook County Ord. 93-0-27 par. _____

Date 12-20-2023

Sign. Theresa J. Adams Executive
Mary Jo Green Budie Judy Trust

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Property of Cook County Clerk's Office

20-Dec-2023	
REAL ESTATE TRANSFER TAX	0.25
COUNTY:	0.00
ILLINOIS:	0.25
TOTAL:	0-982-118-448
20231201699931 0-982-118-448	
15-09-202-024-0000	



THE SOUTH 40.0 FEET OF THE NORTH 82.0 FEET OF THE WEST 110.0 FEET OF LOT 34 IN HENRY ULRICH'S ADDITION TO BELLWOOD, BEING A SUBDIVISION OF THAT PART OF THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF ST. CHARLES ROAD AND WEST OF AND ADJOINING THE 20 ACRES SUBDIVIDED BY JACOB GLOS IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO:

P.I.N.: 15-09-202-024-0000
 Covenants, conditions, restrictions of record and general real estate taxes for the year 2022 and subsequent years.

COMMONLY KNOWN AS: 229 Eastern Avenue, Bellwood, Illinois 60104
 Not Homestead

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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: 12 | 20 | 2023

SIGNATURE: [Signature]
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:

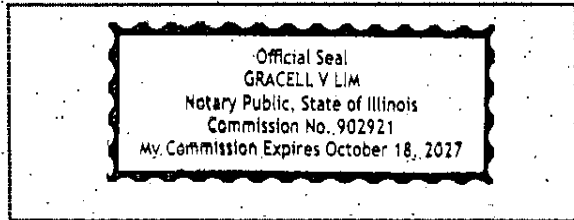
GRACELL V LIM

By the said (Name of Grantor): FRATRICE JOBS

AFFIX NOTARY STAMP BELOW

On this date of: December 20 | 2023

NOTARY SIGNATURE: [Signature]



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: 12 | 20 | 2023

SIGNATURE: [Signature]
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:

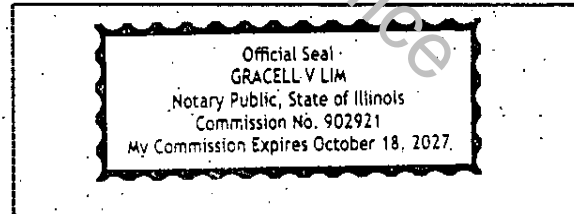
GRACELL V LIM

By the said (Name of Grantee): TREY WAE BORNSEN

AFFIX NOTARY STAMP BELOW

On this date of: December 20 | 2023

NOTARY SIGNATURE: [Signature]



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)**