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Chicago Title Insurance Company

QUIT CLAIM DEED ILLINOIS STATUTORY

Doc#: 2335541148 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 12/21/2023 12:31 PM Pg: 1 of 3

Dec ID 20231201600427

THE GRANTOR(S), Manuel G. Avelar, a married man, of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and QUIT CLAIM to Cristina Gutierrez, a married woman, (GRANTEE'S ADDRESS) 5208 West 24th Place, Cicero, Illinois 60804 of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

Lot 45 (except the East 2.81 feet thereof) and Lot 44 (except the West 2 feet thereof) in Block 5 in Hawthorne Land and Improvement Company's Addition to Morton Park, being the East 1/2 of the Northwest 1/4 of Section 28, Township 39 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

THIS IS NOT HOMESTEAD PROPERTY

SUBJECT TO: covenants, conditions and restrictions of record, private, public and utility easements and roads and highways, party wall rights and agreements, installments not due at the date hereof of any special tax or assessment for improvements heretofore below, mortgage or trust deed specified below, general taxes for the year 2018 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s) 2018

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 16-28-119-040-0000
Address(es) of Real Estate: 5208 West 24th Place, Cicero, Illinois 60804

Dated this 4th day of September, 2018

Manuel G. Avelar

T O W N S H I P	Town of Cicero	Address: 5208 W 24TH PL	Real Estate Transfer Tax
		Date: 12/20/2023	\$50.00
		Stamp #: 2023-10147	Payment Type: Credit
		By: mcasillo	Compliance #: 2023-Y5M6WV70

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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 Manuel G. Avelar, a married man, 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 4th day of September, 2018.



[Signature] (Notary Public)

EXEMPT UNDER PROVISIONS OF PARAGRAPH
1 E SECTION 31 - 45,
REAL ESTATE TRANSFER TAX LAW
DATE: Sept 4, 2018

[Signature]
Signature of Buyer, Seller or Representative

Prepared By: Robert J. Lovero
6536 W. Cermak Road
Berwyn, Illinois 60402

Mail To:
Cristina Gutierrez
5208 West 24th Place
Cicero, Illinois 60804

Name & Address of Taxpayer:
Cristina Gutierrez
5208 West 24th Place
Cicero, Illinois 60804

CLERK'S OFFICE OF COOK COUNTY

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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 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 9-4-18

Signature *Marcus S. Quaba*
Grantor or Agent

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID _____
THIS 1 DAY OF Sept
2018.



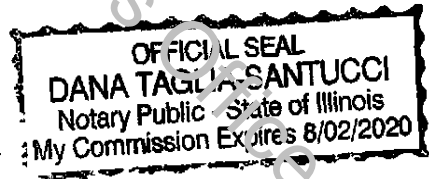
NOTARY PUBLIC *Dana Taglia-Santucci*

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 9.4.18

Signature *Marcus S. Quaba*
Grantee or Agent

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID _____
THIS 4th DAY OF Sept
2018.



NOTARY PUBLIC *Dana Taglia-Santucci*

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