

UNOFFICIAL COPY



QUIT CLAIM DEED THE GRANTOR

Cesar Martinez a married man,

In the Village of Bridgeview, County of Cook
State of Illinois for and in consideration of
TEN (\$10.00) DOLLARS and other good
and valuable consideration in hand paid,
CONVEY(S) and QUIT(S) to

JUAN LUIS JIMENEZ MENDOZA,
a married man

Doc# 2408707024 Fee \$88.00
ILRHSP FEE:\$18.00 RPRF FEE:\$1.00
KAREN A. YARBROUGH
COOK COUNTY CLERK'S OFFICE
DATE: 3/27/2024 12:45 PM
PAGE: 1 OF 2

The following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 33 IN FLANAGIN'S SUBDIVISION BEING A SUBDIVISION OF THAT PART OF THE
SOUTHEAST ¼ (EXCEPT THE WEST 163.00 FEET THEREOF) OF THE NORTHWEST ¼ OF
SECTION 5, TOWNSHIP 35 NORTH, RANGE 15, EAST OF THE THIRD PRICIPAL MERIDIAN,
LYING NORTH OF THE RIGHT OF THE WAY OF THE CHICAGO AND GRAND TRUNK
RAILROAD, ACCORDING TO PLAT THEREOF REGISTERED IN THE OFFICE OF THE
REGISTRAR OF THE TILES OF COOK COUNTY, ILLINOIS, ON DECEMBER 23, 1965, AS
DOPCUMENT NUMBER 2248497.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the
State of Illinois and subject to general real estate taxes not yet due and payable, covenants, conditions
and restrictions of record and building lines and easements if any.

Permanent Real Estate Index Number: 33-05-112-048-0000

Address (es) of Real Estate: 18815 Bernadine Street Lansing IL 60438

Dated this 27th DAY OF December 2023

[Signature] (SEAL)

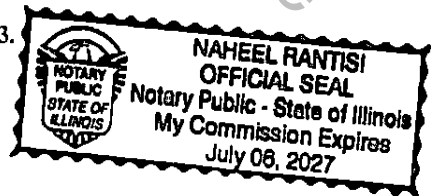
_____ (SEAL)

State of Illinois, County of Cook, ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that
_____, personally known to me to be the same persons whose names are subscribed to
the foregoing instrument, appeared before me this day in person, and acknowledge that they signed, sealed and delivered
the said instrument as his 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 27th DAY OF December 2023.

[Signature]
Notary Public



THIS IS NOT HOMESTEAD PROPERTY AS TO CESAR MARTINEZ.

EXEMPT UNDER REAL ESTATE TRANSFER TAX ACT SEC. 4 PAR. E & COOK COUNTY ORD. 95104 PAR. E.

This instrument was prepared by Naheel Rantisi 2342 N. Damen Chicago IL 60647

Mail to: Mr. Juan Luis Jimenez Mendoza 18815 Bernadine St. Lansing, IL 60438
Mail Tax Bills To: Juan Luis Jimenez Mendoza, 18815 Bernadine Stret, Lansing IL 60438

REAL ESTATE TRANSFER TAX		27-Mar-2024
COUNTY:	ILLINOIS:	0.00
TOTAL:		0.00
33-05-112-048-0000		[20240301663714 1-975-850-544

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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 | 27 | 2023

SIGNATURE: X [Signature]
GRANTOR or AGENT

GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

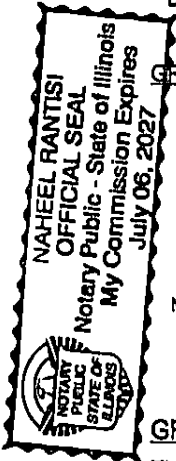
Subscribed and sworn to before me, Name of Notary Public: Naheel Rantisi

By the said (Name of Grantor): Cesar Martinez

On this date of: 12 | 27 | 2023

NOTARY SIGNATURE: [Signature]

AFFIX NOTARY STAMP BELOW



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 | 27 | 20

SIGNATURE: [Signature]
GRANTEE or AGENT

GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

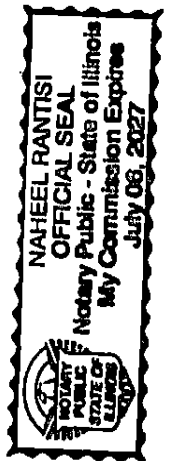
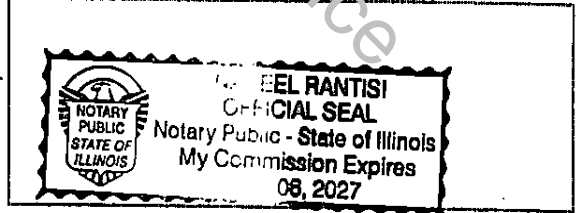
Subscribed and sworn to before me, Name of Notary Public: Naheel Rantisi

By the said (Name of Grantee): Juan Luis Jimenez Mendosa

On this date of: 12 | 27 | 2023

NOTARY SIGNATURE: [Signature]

AFFIX NOTARY STAMP BELOW



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)**