

UNOFFICIAL COPY

QUIT CLAIM DEED

THE GRANTOR BAILIN CHEN, married to HAIHUI CAO, and ZHUOAN CHEN, an unmarried man, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten and No/100 Dollars, in hand paid CONVEYS AND QUITCLAIMS to:

BAILIN CHEN and HAIHUI CAO, Husband and Wife, and ZHUOAN CHEN, an unmarried man,

As JOINT TENANTS, all interests in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED.

Permanent Index Number (PIN): 19-01-213-083-0000

Commonly Known Address: 4108 S. Campbell Ave., Chicago, IL 60632

Dated this 4th day of March, 2024

BAILIN CHEN
BAILIN CHEN

HAIHUI CAO
HAIHUI CAO

Zhuoan Chen
ZHUOAN CHEN

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

Date 3/4/2024 Sign Zhuoan Chen

REAL ESTATE TRANSFER TAX	27-Mar-2024
CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

19-01-213-083-0000 | 20240301053832 | 1-211-127-344

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

STATE OF ILLINOIS)
COUNTY OF COOK) ss

I, the undersigned, a Notary Public in and for said County, in the State of Illinois, DO HEREBY CERTIFY THAT, BAILIN CHEN, HAIHUI CAO, and ZHUOAN CHEN, is/are personally known to me to be the same persons 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 his/her 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 March, 2024.



[Signature]
NOTARY PUBLIC

Prepared by and Mail to: A.T. Alexandra Lee, Attorney at Law, 2252 S. Canal, Suite 229, Chicago, IL 60616
Send Subsequent Tax Bills to: Bailin Chen, Zhuoan Chen, 4108 S. Campbell Ave., Chicago, IL 60632

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LEGAL DESCRIPTION

LOT 2 IN BLOCK 3 IN HALL'S SUBDIVISION OF THE SOUTH 5 ACRES OF THE NORTH 28 ACRES OF THE SOUTH 60 ACRES OF THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 1, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number (PIN): 19-01-213-083-0000
Commonly Known Address: 4108 S. Campbell Ave., Chicago, IL 60632

Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX

		27-Mar 2024
COUNTY:		0.00
ILLINOIS:		0.00
TOTAL:		0.00
19-01-213-083-0000		20240301653832 1-122-014-768

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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: 4th March, 2024

SIGNATURE: BAILIN CHEN
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:

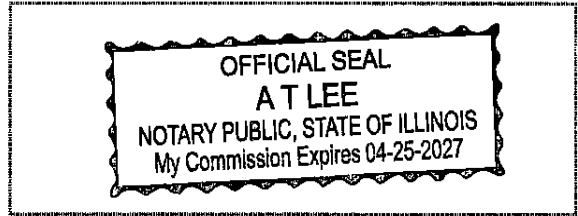
A. T. Lee

By the said (Name of Grantor): Bailin Chen

On this date of: 3 | 4 | 2024

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: 3 | 4 | 2024

SIGNATURE: HAI HUI CAO
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:

A. T. Lee

By the said (Name of Grantee): Hai Hui Cao

On this date of: 3 | 4 | 2024

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)**)