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Chicago Title Insurance Company

QUIT CLAIM DEED ILLINOIS STATUTORY

Doc#: 2410302108 Fee: \$107.00
KAREN A. YARBROUGH
COOK COUNTY CLERK'S OFFICE
Date 4/12/2024 10:46 AM Pg: 1 of 4

Dec ID 20240401676488

Property of Cook County Clerk's Office

THE GRANTOR(S), ANA REYES, widow, and MARIA C VILLEGAS, a married woman, of the Town of DES PLAINES, 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 MARIA C VILLEGAS (GRANTEE'S ADDRESS) 369 DOVER LN., DES PLAINES, Illinois 60018 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:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

THIS IS NOT HOMESTEAD PROPERTY

SUBJECT TO: covenants, conditions and restrictions of record

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): 08-24-402-112-0000
Address(es) of Real Estate: 369 DOVER LN., DES PLAINES, Illinois 60018

Dated this 26 day of DECEMBER, 2023

ANA REYES
ANA REYES

MARIA C VILLEGAS
MARIA C VILLEGAS

Exempt deed or instrument
eligible for recordation
without payment of tax.

NOV 21 2024
City of Des Plaines

UNOFFICIAL COPY

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT ANA REYES, widow, and MARIA C VILLEGAS, a married woman, 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 26 day of DECEMBER, 2023



[Signature] (Notary Public)

EXEMPT UNDER PROVISIONS OF PARAGRAPH (d) SECTION 31 - 45, REAL ESTATE TRANSFER TAX LAW
DATE: 12-26-23

[Signature]
Signature of Buyer, Seller or Representative

Prepared By: Carlos A. De Leon
960 Rand Road Suite 219
Des Plaines, Illinois 60016

Mail To:
MARIA C VILLEGAS
369 DOVER LN.
DES PLAINES, Illinois 60018

Name & Address of Taxpayer:
MARIA C VILLEGAS
369 DOVER LN.
DES PLAINES, Illinois 60018

PROPERTY OF COOK COUNTY CLERK'S OFFICE

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EXHIBIT "A"

PARCEL 1: THAT PART OF LOT 7 OF ZEMON'S CAPITOL HILL SUBDIVISION UNIT NUMBER 9, BEING A SUBDIVISION OF PART OF THE SOUTHWEST ¼ OF THE SOUTH EAST ¼ OF SECTION 24, TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE SOUTH LINE OF SAID LOT 7 BEING 65.02 FEET WEST OF THE SOUTHEAST CORNER THEREOF, THENCE WESTWARD ALONG THE SOUTH LINE OF SAID LOT 7, SOUTH 88 DEGREES 20 MINUTES 34 SECONDS WEST, A DISTANCE OF 29.00 FEET NORTH 1 DEGREE 39 MINUTES 26 SECONDS WEST, A DISTANCE OF 75.54 FEET THEREOF NORTH 43 DEGREES 13 MINUTES 16 SECONDS EAST A DISTANCE OF 61.70 FEET TO A POINT IN THE SOUTHWEST LINE OF DOVER LANE, THENCE SOUTHEASTWARD ALONG THE SAID SOUTHWEST LINE OF DOVER LANE SOUTH 46 DEGREES 46 MINUTES 44 SECONDS EAST, A DISTANCE OF 14.00 FEET; THENCE SOUTH 43 DEGREES 13 MINUTES 16 SECONDS WEST, A DISTANCE OF 34.66 FEET; THENCE SOUTH 1 DEGREE 39 MINUTES 26 SECONDS EAST, A DISTANCE OF 84.03 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENTS APPURTENANT TO AND FOR BENEFIT OF PARCEL 1 AS SET FORTH AND DEFINED IN THE DECLARATION OF EASEMENT RECORDED AS DOCUMENT NO. 18804940 FOR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.

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STATEMENT BY GRANTOR AND GRANTEE

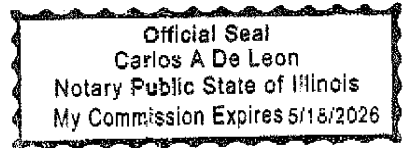
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 12-26-23

Signature [Handwritten Signature]

Grantor or Agent

SUBSCRIBED AND SWORN TO BEFORE ME BY THE SAID ANA REYES THIS 26 DAY OF DECEMBER 2023.



NOTARY PUBLIC [Handwritten Signature]

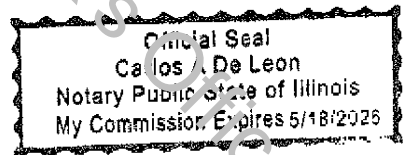
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 12-26-23

Signature [Handwritten Signature]

Grantee or Agent

SUBSCRIBED AND SWORN TO BEFORE ME BY THE SAID MARIA C. VILLEGAS THIS 26 DAY OF DECEMBER 2023.



NOTARY PUBLIC [Handwritten Signature]

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.]