

UNOFFICIAL COPY

QUIT CLAIM DEED

THE GRANTORS

Antonio Sandoval, a married man, and Miguel A. Sandoval, a single man, of the Village of Justice, County of Cook, State of Illinois for and in consideration of TEN DOLLARS, in hand paid, CONVEY and WARRANT to:

Miguel A. Sandoval, a single man, of the Village of Justice, County of Cook, State of Illinois

In Fee Simple

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

SEE ATTACHED LEGAL DESCRIPTION

Doc#: 2411320369 Fee: \$107.00

KAREN A. YARBROUGH

COOK COUNTY CLERK'S OFFICE

Date 4/22/2024 3:54 PM Pg: 1 of 4

Dec ID 20240401684181

ST/Co Stamp 0-741-593-392 ST Tax \$0.00 CO Tax \$0.00

FIDELITY NATIONAL TITLE 0274004769

Subject to covenants, easements and restrictions of record and general real estate taxes for 2023 and subsequent years.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises forever.

Permanent Real Estate Index Number(s): 18-27-404-046-1041

* Not Homestead Property

Address of Real Estate: 7614 88th Ct, Unit 2 S, Justice, IL 60458

DATED this 17 of April, 2024

Antonio Sandoval

Miguel A. Sandoval

Antonio Sandoval

Miguel A. Sandoval

STATE OF ILLINOIS, COUNTY OF WILL, SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT

Antonio Sandoval and Miguel A. Sandoval, 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 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 to the right of homestead.

GIVEN under my hand and official seal, this 17 day of April 2024

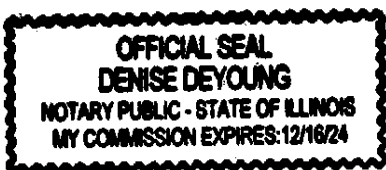
Commission expires 12-16-24

Denise DeYoung
NOTARY PUBLIC

This instrument was prepared by:
Jeffrey C Sperling/ Sperling & Associates
12151 Rhea Dr.
Plainfield, IL 60585

EXEMPT under provisions of Paragraph E
Section 31-45, Property Tax Code
Date: 04-17-2024

Miguel A. Sandoval
Buyer, Seller, or Representative



MAIL TO:

Miguel A. Sandoval
7614 88th Ct, Unit 2 S
Justice, IL 60458

SEND SUBSEQUENT TAX BILLS TO:

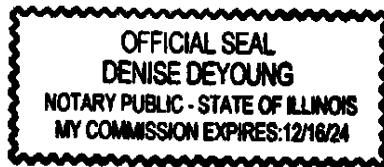
Miguel A. Sandoval
7614 88th Ct., Unit 2 S
Justice, IL 60458

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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 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 title to real estate under the laws of the State of Illinois.

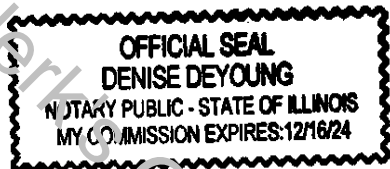
DATED: 4-17 2024
Signature: *[Handwritten Signature]*
Grantor or Agent



Subscribed and sworn to before me
this 17 day of April, 2024.
[Handwritten Signature]
Notary Public

The grantee or his agent affirms that, to the best of his knowledge, 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 title to real estate under the laws of the State of Illinois.

DATED: 4-17 2024
Signature: *[Handwritten Signature]*
Grantee or Agent



Subscribed and sworn to before me
this 17 day of April, 2024.
[Handwritten Signature]
Notary Public

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 the provisions of Section 4 of the Illinois Real Estate Transfer Act)

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EXHIBIT A

Order No.: OC24004769

For APN/Parcel ID(s): 18-27-404-046-1041

For Tax Map ID(s): 18-27-404-046-1041

PARCEL 1:

UNIT NUMBER 41 IN VILLAS DEL RAY CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

A PORTION OF PARCEL 'A' IN THE PLAT OF CONSOLIDATION OF LOTS 1 TO 5, INCLUSIVE, IN GESTAUT'S RESUBDIVISION OF LOTS 1 TO 22, INCLUSIVE IN DANIEL GESTAUT'S ADDITION TO JUSTICE, A SUBDIVISION IN THE SOUTHEAST QUARTER OF SECTION 27, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO THE VACATED STREETS AND EASEMENTS IN THE AFORESAID GESTAUT'S RESUBDIVISION IN COOK COUNTY, ILLINOIS,

WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED JULY 23, 1973 AS DOCUMENT NUMBER 22408626, AS AMENDED BY DOCUMENT 22583630; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS

PARCEL 2:

AN EASEMENT FOR PARKING PURPOSES IN AND TO PARKING AREAS NUMBER 'P'-41, AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY, IN COOK COUNTY, ILLINOIS

Office of Cook County Clerk's Office

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REAL ESTATE TRANSFER TAX

22-Apr-2024



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

18-27-404-046-1041

| 20240401684181 | 0-741-593-392

Property of Cook County Clerk's Office