

UNOFFICIAL COPY

PREPARED BY:

Dennis G. Kral, Ltd.
18100 Harwood Avenue
Homewood, Illinois 60430
(708) 957-7800

Doc#: 2414502298 Fee: \$107.00

CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

Date 5/24/2024 1:31 PM Pg: 1 of 3

Dec ID 20240501605475

ST/Co Stamp 0-605-885-744 ST Tax \$0.00 CO Tax \$0.00

MAIL TAX BILL TO:

Donald A. Graziani
Carlos & Roxanne Aceves
3220 Wallace Avenue
Steger, Illinois 60475

MAIL DEED TO:

Donald A. Graziani
Carlos & Roxanne Aceves
3220 Wallace Avenue
Steger, Illinois 60475

QUIT CLAIM DEED

Statutory (Illinois)

GRANTOR[S], **DONALD A. GRAZIANI**, an unmarried person, of the Village of Steger, County of Cook, State of Illinois, for and in consideration of TEN DOLLARS (\$10.00), and other good and valuable consideration in hand paid, CONVEY[S] and QUIT CLAIM[S] to **CARLOS ACEVES, ROXANNE ACEVES, and DONALD A. GRAZIANI** as joint tenants and not as tenants in common, the following described real estate situated in the County of Cook, in the State of Illinois, to-wit:

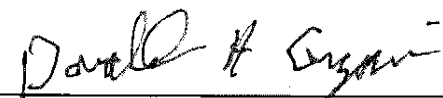
LOTS 10, 11 & 12 IN BLOCK 2 IN KEENEY'S 1ST ADDITION TO COLUMBIA HEIGHTS, A SUBDIVISION OF THE SOUTH ½ OF THE SOUTHEAST ¼ OF SECTION 32 AND THE SOUTHWEST ¼ OF THE SOUTHWEST ¼ OF SECTION 33, TOWNSHIP 35 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Tax Number(s): 32-33-318-034-0000, 32-33-318-035-0000 & 32-33-318-036-0000

Address(es) of Property: 3220 & 3222 Wallace Avenue, Steger, Illinois 60475

Exempt under provisions of Paragraph E, Section 4, Real Estate Transfer Tax Act.

DATED this 29th day of April 2024



DONALD A. GRAZIANI

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State of Illinois)
) ss
County of Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that **DONALD A. GRAZIANI**, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he/she/they signed, sealed, and delivered the said instrument as his/her/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 29th day of April 2024
Dawn M. Marek

NOTARY PUBLIC

Exempt under the provisions of Paragraph 4-E
of the Real Estate Transfer Tax Act



Signature of Seller, Buyer or Attorney: [Signature]

Property of Cook County Clerk's Office

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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: 4 | 29 | 2024

SIGNATURE: [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:

Dawn M. Marek

By the said (Name of Grantor): DENNIS G. Kral

On this date of: 4 | 29 | 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: 4 | 29 | 2024

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:

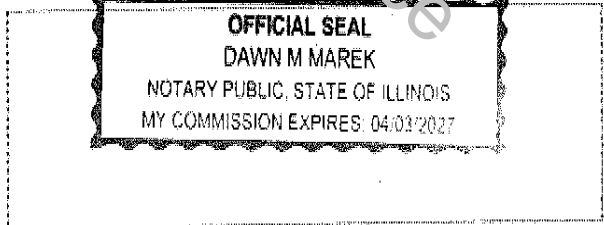
Dawn M. Marek

By the said (Name of Grantee): Roxanne Aceves

On this date of: 4 | 29 | 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)**