

UNOFFICIAL COPY



QUIT CLAIM DEED

Return to:
SEND TAX BILLS TO:
Marilyn Ross
364 Patricia Drive
Chicago Heights, IL. 60411

Doc# 2415208026 Fee \$88.00
ILRHSP FEE:\$18.00 RPRF FEE:\$1.00
CEDRIC GILES
COOK COUNTY CLERK'S OFFICE
DATE: 5/31/2024 1:44 PM
PAGE: 1 OF 4

The GRANTORS, Marilyn Ross, Jackie Szeremeta, Alfredo Feliciano, adult siblings, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, CONVEY and QUIT CLAIM to GRANTEES, Marilyn Ross, Jackie Szeremeta and Alfredo Feliciano, as joint tenants with rights of survivorship, all rights, title and interest in the following described real estate situated in the County of Cook and State of Illinois, to-wit:

SEE ATTACHED EXHIBIT A

Property Address: 1129 N Ridgeway Avenue, Chicago, IL. 60651
Permanent Index Number: 16-02-305-015-0000

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

Date: April 30, 2024

Sign: Christine C. Karr

Subject only to general real estate taxes not due and payable at the time of closing; covenants, conditions, and restrictions of record; building lines and easements, if any, as long as they do not interfere with the current use and enjoyment of the Real Estate.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

IN WITNESS WHEREOF, the Grantor, Marilyn Ross, has caused her name to be signed this 30th day of April, 2024.

Marilyn Ross
Marilyn Ross

I, the undersigned a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that MARILYN ROSS personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me in person and acknowledged that she signed and delivered the same instrument as her free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 30th day of April, 2024.



Christine C. Karr
Notary Public

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IN WITNESS WHEREOF, the Grantor, **Jackie Szeremeta**, has caused her name to be signed this 30th day of April, 2024.

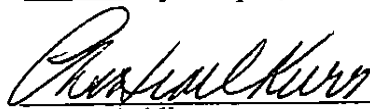


Jackie Szeremeta

I, the undersigned a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that **JACKIE SZEREMETA** personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me in person and acknowledged that she signed and delivered the same instrument as her free and voluntary act, for the uses and purposes therein set forth.


GIVEN under my hand and official seal, this 30th day of April, 2024.





Notary Public

IN WITNESS WHEREOF, the Grantor, **Alfredo Feliciano**, has caused his name to be signed this 30th day of April, 2024.

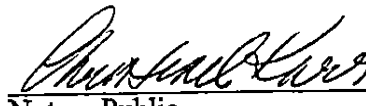


Alfredo Feliciano


I, the undersigned a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that **ALFREDO FELICIANO** personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me in person and acknowledged that he signed and delivered the same instrument as his free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 30th day of April, 2024.







Notary Public

REAL ESTATE TRANSFER TAX	31-May-2024
	CHICAGO: 0.00
	CTA: 0.00
	TOTAL: 0.00 *

16-02-305-015-0000 | 20240501611879 | 1-049-572-656

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

REAL ESTATE TRANSFER TAX	31-May-2024
	COUNTY: 0.00
	ILLINOIS: 0.00
	TOTAL: 0.00

16-02-305-015-0000 | 20240501611879 | 1-676-981-552

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EXHIBIT A

1129 N. Ridgeway Avenue, Chicago, IL 60651

PIN: 16-02-305-015-0000

Legal Description:

LOT 18 IN BLOCK 3 IN TREATS SUBDIVISION OF THE NORTHEAST 1/4TH OF THE
SOUTHWEST 1/4TH OF SECTION 2, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE
THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

THIS INSTRUMENT WAS PREPARED BY:

Christine C. Karr
KARR LAW LLC
2600 N. Southport Avenue
Unit 101
Chicago, IL 60614
(312) 629-5275
Cck1@ckarrlawfirm.com

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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: April 30, 2024

Signature: *Marilyn Ross*
MARILYN ROSS, Grantor

Subscribed and sworn to before me by the said Grantor this 30th day of April 2024



Notary Public *Christine C. Karr*

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: April 30, 2024

Signature: *Marilyn Ross*
MARILYN ROSS, Grantee

Subscribed and sworn to before me by the said Grantee this 30th day of April 2024



Notary Public *Christine C. Karr*

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 Tax Act.)