

UNOFFICIAL COPY

QUIT CLAIM DEED

The Grantors, **Stela Capsa, an unmarried woman and not a party to a civil union, and Mohamed A. Attia, an unmarried man and not a party to a civil union, both of Chicago, Illinois,** for the consideration of TEN and 00/100 Dollars (\$10.00), and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, CONVEY and QUIT CLAIM to,

Doc#: 2415826141 Fee: \$107.00

CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

Date 6/6/2024 12:04 PM Pg: 1 of 3

Dec ID 20240601620388

ST/Co Stamp 1-628-271-920 ST Tax \$0.00 CO Tax \$0.00

City Stamp 1-881-011-504 City Tax \$0.00

This space for **RECORDER'S USE ONLY**

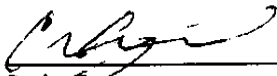
Stela Capsa, an unmarried woman and not a party to a civil union, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

THE EAST 20 FEET OF LOT 410 AND THE WEST 22 ½ FEET OF LOT 411 IN GARDNERS PORTAGE PARK ADDITION TO CHICAGO IN LOTS 7 AND 8 OF SCHOOL TRUSTEES SUBDIVISION OF SECTION 16, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

P.I.N: 13-16-313-029-0000; Property Address: 5428 W. Berneau Ave., Chicago, Illinois 60641

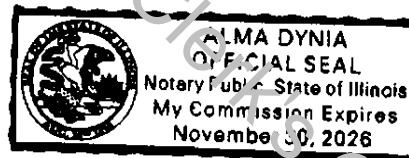
This Deed is exempt from real estate transfer taxes pursuant to 35 ILCS 200/31-45, Subparagraph (e); and, Cook County Ordinance 74-106, subparagraph (5).

DATED this 21 day of December, 2022



Stela Capsa

State of Illinois)
County of Cook)



The undersigned, a notary public in and for the above county and state, certifies that Stela Capsa, known to me to be the same persons whose names are subscribed as Grantors to the foregoing instrument, appeared before me in person and acknowledged signing and delivering the instrument as the free and voluntary act of the Grantors, for the uses and purposes set forth therein.

Given under my hand and official seal, this 21 day of December, 2022



NOTARY PUBLIC

[Spaced intentionally blank – additional signature page follows]

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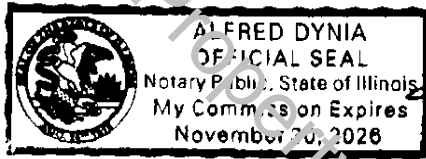
DATED this 21 day of December, 2022

Mohamed A. Attia
Mohamed A. Attia

State of Illinois)
County of Cook)

The undersigned, a notary public in and for the above county and state, certifies that Mohamed A. Attia, known to me to be the same persons whose names are subscribed as Grantors to the foregoing instrument, appeared before me in person and acknowledged signing and delivering the instrument as the free and voluntary act of the Grantors, for the uses and purposes set forth therein.

Given under my hand and official seal, this 21st day of December, 2022



[Signature]
NOTARY PUBLIC

DEED PREPARED BY: Alfred S. Dynia & Assocs., LLC, 710 W. Higgins, Ste. 103, Park Ridge, IL 60068, (773) 427-1900

MAIL DEED & SEND TAX BILL TO: Stela Capsa, 5428 W. Berteau Ave., Chicago, IL 60641

CLERK OF COOK COUNTY CLERK'S OFFICE

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STATEMENT BY GRANTOR AND GRANTEE

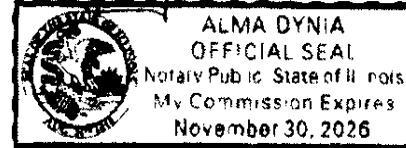
The **grantor** or his agent affirms that, to the best of his knowledge, the name of the **grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to 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 DECEMBER 21 2022

Signature: _____

Grantor or Agent

Subscribed and sworn to before me
By the said GRANTOR
This 21 day of DECEMBER 2022
Notary Public _____



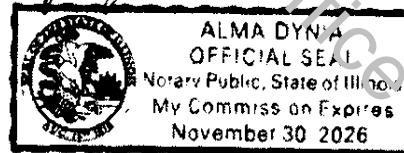
The **grantee** or his agent affirms and verifies that the name of the **grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois,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

Date DECEMBER 21 2022

Signature: _____

Grantee or Agent

Subscribed and sworn to before me
By the said GRANTEE
This 21 day of DECEMBER 2022
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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act)