

# UNOFFICIAL COPY

Doc#: 2419902081 Fee: \$107.00  
CEDRIC GILES  
COOK COUNTY CLERK'S OFFICE  
Date 7/17/2024 10:41 AM Pg: 1 of 3

Dec ID 20240601622613  
ST/Co Stamp 0-047-754-544 ST Tax \$0.00 CO Tax \$0.00  
City Stamp 1-313-713-456 City Tax \$0.00

## Quit Claim Deed Statutory (Illinois)

### MAIL TAX BILL TO:

Pablo Quintana  
3416 Euclid Ave  
Berwyn, IL 60402

### MAIL RECORDED DEED TO:

Nick Forzley  
916 S. State St.  
Lockport, IL 60441

24LS0470001

THE GRANTOR(S), ROSALINDA LEYVA, AS TO AN UNDIVIDED  $\frac{1}{2}$  INTEREST, a married woman, of the City of Chicago, State of IL, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEYS AND QUIT CLAIMS to PABLO QUINTANA, RICARDO QUINTANA, LUIS QUINTANA, AND FRANCISCO QUINTANA, of Chicago, IL as JOINT TENANTS WITH RIGHT OF SURVIVORSHIP all right, title, and interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

*\* Now Known as Rosalinda Quintana \**  
LEGAL - LOT 7 IN CAMPBELL'S SUBDIVISION OF BLOCK 4 IN MORRIS AND OTHER'S SUBDIVISION IN THE WEST 1/2 OF THE SOUTH WEST 1/4 OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Permanent Index Number(s): 17-18-317-037-0000

Property Address: 818 South Leavitt St, Chicago, IL 60612

*A NOT RESPONSIBLE (RA)*  
Subject, however, to the general real estate taxes not due and payable at the time of Closing, and all covenants, restrictions, and conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

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

DATED this 11 day of MAY, 2024.

*Rosalinda Quintana AKA Rosalinda Leyva*  
ROSALINDA LEYVA

\*NOT HOMESTEAD PROPERTY FOR SPOUSE\*

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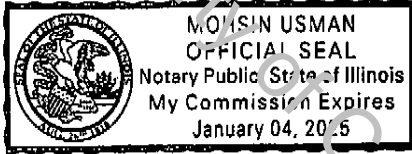
\*TITLE NOT EXAMINED BY PREPARER AND LEGAL DESCRIPTION PROVIDED BY GRANTOR\*

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 **ROSALINDA LEYVA**, 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 notarial seal this 11th day of May, 2024.

*[Handwritten Signature]*  
\_\_\_\_\_  
Notary Public



**EXEMPT UNDER THE PROVISIONS OF SECTION 4, PARAGRAPH E OF THE REAL ESTATE TRANSFER ACT.**

DATE: 5/11/2024

*[Handwritten Signature]*  
\_\_\_\_\_  
Signature of Seller, Buyer, or Attorney

Signature of Seller, Buyer, or Attorney

PREPARED BY: Nick Forzley  
Law Office of Klunk & Forzley  
916 South State Street  
Lockport, IL 60441

*[Watermark: 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 and hold title to real estate under the laws of the State of Illinois.

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

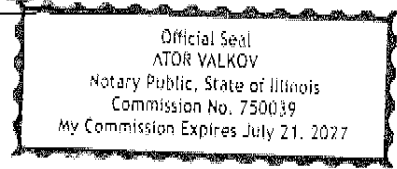
Dated: 5/11, 2024

Karen J. Worsley  
Signature

Karen J. Worsley  
Print Name

Subscribed and sworn to before me this 11<sup>th</sup> of May 2024

[Signature]  
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 and hold title to real estate under the laws of the State of Illinois.

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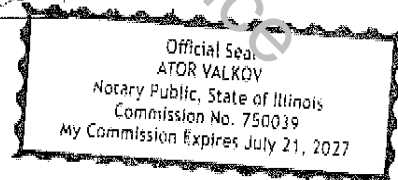
Dated: 5/11, 2024

Karen J. Worsley  
Signature

Karen J. Worsley  
Print Name

Subscribed and sworn to before me this 11<sup>th</sup> of May 2024

[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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.