

UNOFFICIAL COPY



WARRANTY DEED

Individual(s) to Individual(s)

Doc#: 0414232154

Eugene "Gene" Moore Fee: \$28.50

Cook County Recorder of Deeds

Date: 05/21/2004 04:31 PM Pg: 1 of 3

Mail to:

Gemma B. Dixon, Esq.
221 N. LaSalle, Suite 1938
Chicago, IL 60601

Name & Address of Taxpayer:

Ivonne Rangel
1921 S. Highland
Berwyn, IL 60404

THE GRANTOR(S), **Zaida Guzman, an unmarried person**, of the State of Illinois, for and in consideration of Ten and NO/100ths Dollars (\$10.00) and other good and valuable consideration in hand paid, hereby CONVEYS and WARRANTS to **Ivonne Rangel, Rodolfo Rangel, and Maria Rangel** (choose one of the following, strike the two options not chosen):

- a) As tenants in common; or
- b) NOT as tenants in common BUT AS JOINT TENANTS, with right of survivorship;

the following described real estate, to-wit:

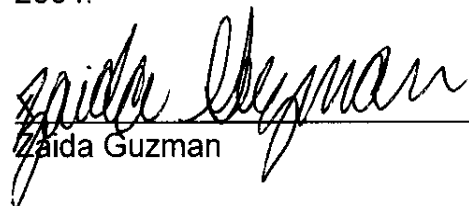
SEE LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

COMMON ADDRESS: **1921 S. Highland, Berwyn, IL 60404**
PROPERTY INDEX # (P.I.N.): **16-20-323-009**

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

This Deed is conveyed SUBJECT TO: (1) general real estate taxes not due and payable as of the date hereof; (2) special taxes or assessments for improvements or installments not yet due and payable at the time of closing; (3) covenants, conditions and restrictions of record; (4) building lines and easements; (5) applicable zoning and building laws and ordinances; (6) drainage ditches, feeders, laterals and drain tile, pipe or other conduit; and (7) acts done or suffered by the Purchaser.

In Witness hereof, the Grantor(s) sign and seal this conveyance this day of May 17, 2004.



Zaida Guzman

File # 39027

INTEGRITY TITLE
420 LEE STREET
DES PLAINES, IL 60016

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I, M.J. Rosenberg, a Notary Public in and for Cook/Dupage/Lake County, in the State of Illinois, do hereby CERTIFY that:

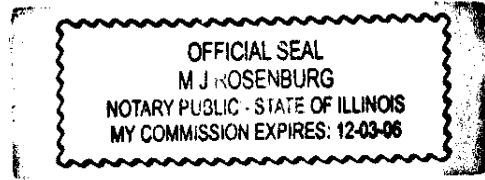
Zaida Guzman

is/are personally know to me or have proven by satisfactory evidence to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument and that said person(s) appeared before me this day in person and acknowledged their signature, seal, and intended delivery of the said instrument herein and their free and voluntary act, for the use and purposes therein set forth, including the release and waiver of the right of Homestead.

Given under my hand and official seal this 17th day of May 2004.

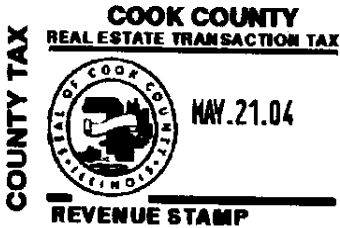
Commission Expires: 12/03/06

M.J. Rosenberg
Notary Public



Prepared by:

Law Offices of Carlo G. D'Agostino
420 Lee Street, Des Plaines, Illinois 60016
Phone: (847) 803-4030
Facsimile: 847.803.8358



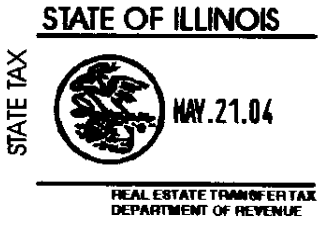
REAL ESTATE TRANSFER TAX
0015450
FP326670

0000130054

THE CITY OF BERYWN, IL REAL ESTATE TRANSFER TAX

MAY 17 4 3090.00

Per Albo Loves City Collector



REAL ESTATE TRANSFER TAX
0030900
FP326669

0000064762

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EXHIBIT "A" LEGAL DESCRIPTION

**LOT 27 IN BLOCK 2 IN B. PINKERT AND SONS' 22ND STREET SUBDIVISION IN LOT 6 IN
CIRCUIT COURT PARTITION OF WEST 1/2 OF NORTHWEST 1/4 OF WEST 1/2 OF
SOUTHWEST 1/4 OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD
PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

Property of Cook County Clerk's Office