



Chicago Title Insurance Company  
**WARRANTY DEED**  
**ILLINOIS STATUTORY**

**UNOFFICIAL COPY**



04212340460

Doc#: 0421234046  
 Eugene "Gene" Moore Fee: \$30.50  
 Cook County Recorder of Deeds  
 Date: 07/30/2004 12:16 PM Pg: 1 of 4

THE GRANTORS, Jeffrey R. Johnson and Erin Marie Johnson, husband and wife, of the City of Berwyn, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and Warrants to Angel Herrera and Lucia Coria of 1743 North Whipple, Chicago, Illinois 60647 of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

\* Not as tenants in common, but rather as joint tenants with rights of survivorship  
 See Exhibit -A- attached hereto

**SUBJECT 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 so 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.

Permanent Real Estate Index Numbers: 16-19-131-043-0000  
 Address of Real Estate: 1504 South Oak Park Avenue, Berwyn, Illinois 60402

Dated this 18 day of March, 2004.

Jeffrey R. Johnson  
 Jeffrey R. Johnson

Erin Marie Johnson  
 Erin Marie Johnson

THE CITY OF BERWYN, IL REAL ESTATE TRANSFER TAX \$2200.00  
 OK REC A. Lovar City Collected

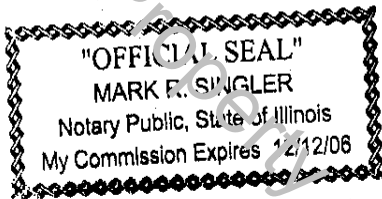
**DONE AT GRANTOR'S REQUEST**

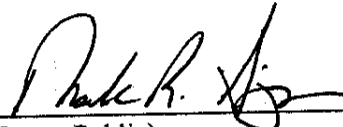
STATE OF ILLINOIS,  
COUNTY OF COOK ss.

# UNOFFICIAL COPY

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Jeffrey R. Johnson and Erin Marie Johnson, Husband and Wife, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as 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 18<sup>th</sup> day of March, 2004.



  
(Notary Public)

---

**Prepared By:** Mark R. Singler  
Law Offices of Peter J. Latz  
104 North Oak Park Avenue  
Suite 200  
Oak Park, Illinois 60301

---

**Mail To:**  
Dennis J. DaPrato  
Attorney at Law  
7507 West Belmont  
Chicago, Illinois 60634

**Name & Address of Taxpayer:**  
Angel Herrera and Lucia Coria  
1504 South Oak Park Avenue  
Berwyn, Illinois 60402

# UNOFFICIAL COPY

## Exhibit -A-

Property Address: 1504 South Oak Park Avenue, Berwyn, Illinois 60402

Property Index Number: 16-19-131-043-0000

Legally described as follows:

LOT 3 (EXCEPT THE NORTH 4.5 FEET) AND THE NORTH 9 FEET OF LOT 4 IN WALLECK'S SUBDIVISION OF BLOCK 56 IN THE SUBDIVISION BY THE UNION MUTAL LIFE INSURANCE COMPANY, IN SECTION 19, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

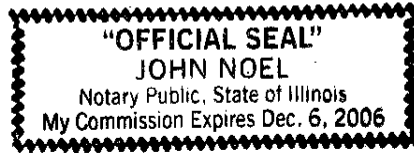
## STATEMENT BY GRANTOR AND GRANTEE

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 July 30, 2004

Signature: Lucia Coria  
Grantor or Agent

Subscribed and sworn to before me  
by the said Lucia Coria  
this 30 day of July, 2004  
Notary Public John Noel

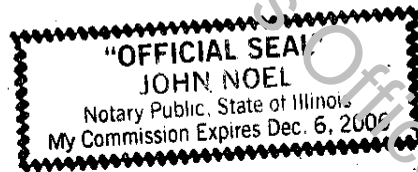


The Grantee or his Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 July 30, 2004

Signature: Lucia Coria  
Grantee or Agent

Subscribed and sworn to before me  
by the said Lucia Coria  
this 30 day of July, 2004  
Notary Public John Noel



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.

(Attached 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.)