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PREPARED BY:

Roberto Cisneros
Montes & Associates
2030 W. Armitage Ave.
Chicago, IL 60647



04308261160

Doc#: 0430826116
Eugene "Gene" Moore Fee: \$26.00
Cook County Recorder of Deeds
Date: 11/03/2004 01:40 PM Pg: 1 of 2

MAIL TO:

John Sporer
423 8TH ST.
Wilmette, IL 60091

WARRANTY DEED

GRANTOR(S), **ABELINO ARROYO AND ARCELIA ARROYO, HUSBAND AND WIFE AND JAIME ARROYO, A SINGLE MAN** of the City of Chicago, in the County of Cook, in the State of Illinois, for and in consideration of TEN AND 00/100 (\$10.00) DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to **ESMERALDA ARZATE**, PURCHASER(S), of the City of Chicago, County of Cook, State of Illinois, the following described Real Estate situated in the County of Cook in the State of Illinois ("Premises"), to wit:

Legal Description: LOT 34 IN HULBERT FULLERTON AVENUE HIGHLANDS NO. 18 BEING A SUBDIVISION IN THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 28, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. *204*

Permanent Tax No.: 13-28-310-022

Property Address: 5354 W. Drummond, Chicago, IL 60639

P.N.T.N.

Subject to: Real Estate taxes for 2003 and thereafter, and all conditions, covenants, restrictions and easements, if any, whether the same be of record.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises not as TENANTS IN COMMON, but in FEE SIMPLE.

DATED this 17 TH day of September, 2004.

Abelino Arroyo
ABELINO ARROYO

Jaime Arroyo
JAIME ARROYO

Arceia Arroyo
ARCELIA ARROYO BY
ABELINO ARROYO
HER ATTY IN FACT

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STATE OF ILLINOIS)
) S.S.
 COUNTY OF COOK)


I, the undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that ABELINO ARROYO, ARCELIA ARROYO AND JAIME ARROYO are 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 17 th day of September, 2004.



 Notary Public



MAIL TAX BILLS TO:
 Esmeralda Arzate
 5354 W. Drummond
 Chicago, IL 60639

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|--|---|-----------------------------|
| CITY OF CHICAGO | | |
| CITY TAX |  | OCT. 25.04 |
| REAL ESTATE TRANSACTION TAX DEPARTMENT OF REVENUE | | # 00000002575 |
| | | REAL ESTATE TRANSFER TAX |
| | | 02850.00 |
| | | FP 103026 |

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|---|---|-----------------------------|
| STATE OF ILLINOIS | | |
| STATE TAX |  | OCT. 25.04 |
| REAL ESTATE TRANSFER TAX DEPARTMENT OF REVENUE | | # 0000005488 |
| | | REAL ESTATE TRANSFER TAX |
| | | 00380.00 |
| | | FP 103021 |

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|--|---|-----------------------------|
| COOK COUNTY | | |
| COUNTY TAX |  | OCT. 25.04 |
| REAL ESTATE TRANSACTION TAX REVENUE STAMP | | # 0000005498 |
| | | REAL ESTATE TRANSFER TAX |
| | | 00190.00 |
| | | FP 103025 |