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455713

WARRANTY DEED JOINT TENANCY

GRANTOR(S):

ALFREDO NEVAREZ AND ALBERTA
NEVAREZ, HUSBAND AND WIFE, AND ABEL
NEVAREZ, MARRIED TO MARIA NEVAREZ,

HERITAGE TITLE COMPANY
OF THE TOWN OF CICERO, COUNTY OF
COOK, STATE OF ILLINOIS, FOR AND IN
CONSIDERATION OF TEN (\$10.00) DOLLARS,
IN HAND PAID, CONVEY AND WARRANT TO:

JOSE HERNANDEZ AND VIRGINIA GARCIA,
both unmarried

OF:

NOT IN TENANCY IN COMMON BUT IN JOINT TENANCY, THE FOLLOWING
DESCRIBED REAL ESTATE, SITUATED IN THE COUNTY OF COOK, STATE OF ILLINOIS,
TO WIT: "SEE ATTACHED"

SUBJECT TO CONDITIONS AND RESTRICTIONS OF RECORD, PRIVATE, PUBLIC AND
UTILITY EASEMENTS; ROADS AND HIGHWAYS; PARTY WALL RIGHTS AND
AGREEMENTS; EXISTING LEASES AND TENANCIES; SPECIAL TAXES OR
ASSESSMENTS FOR IMPROVEMENTS NOT YET COMPLETED; UNCONFIRMED SPECIAL
TAXES OR ASSESSMENTS; GENERAL TAXES FOR THE YEAR 2004 AND SUBSEQUENT
YEARS;

HEREBY RELEASING AND WAVING ALL RIGHTS UNDER AND BY VIRTUE OF THE
HOMESTEAD EXEMPTION LAWS OF THE STATE OF ILLINOIS.

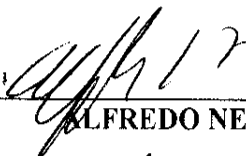
NOTE: This property does not constitute Homestead Property as to
MARIA NEVAREZ

TO HAVE AND TO HOLD THE ABOVE-DESCRIBED PREMISES NOT IN TENANCY IN
COMMON, BUT IN JOINT TENANCY, FOREVER.

ADDRESS OF REAL ESTATE: 2119 SOUTH 50TH COURT, CICERO, ILLINOIS 60604

PERMANENT INDEX NUMBER: 16-21-427-010-0000

DATED THIS 17TH DAY OF DECEMBER, 2004



ALFREDO NEVAREZ



ALBERTA NEVAREZ



ABEL NEVAREZ

MARIA NEVAREZ



Doc#: 0435811204
Eugene "Gene" Moore Fee: \$30.00
Cook County Recorder of Deeds
Date: 12/23/2004 01:58 PM Pg: 1 of 4

(P)

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TOWN Real Estate Transfer Tax
 CICERO 16/04 \$1000

TOWN Real Estate Transfer Tax
 CICERO 17/04 \$1000

12/16/04
 TOWN Real Estate Transfer Tax
 OF CICERO \$300

12/16/04
 TOWN Real Estate Transfer Tax
 OF CICERO \$75

12/16/04
 TOWN Real Estate Transfer Tax
 OF CICERO \$10

10/16/04
 TOWN Real Estate Transfer Tax
 OF CICERO \$10

STATE TAX
 STATE OF ILLINOIS
 DEC. 21.04

REAL ESTATE TRANSFER TAX
 # 0008074203
 FP 326669
 0023950

REAL ESTATE TRANSFER TAX
 0011975
 FP 326670
 # 0800748797

COOK COUNTY
 REAL ESTATE TRANSACTION TAX
 DEC. 21.04
 REVENUE STAMP
 COUNTY TAX

Property of Cook County Clerk's Office

UNOFFICIAL COPY

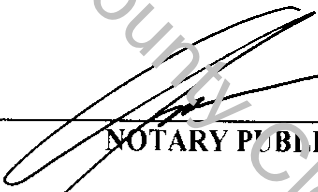
STATE OF ILLINOIS)
) SS:
COUNTY OF COOK)

I, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE SAID COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT:

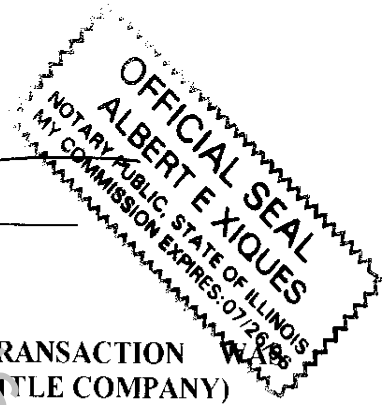
ALFREDO NEVAREZ AND ALBERTA NEVAREZ, HUSBAND AND WIFE, AND ABEL NEVAREZ MARRIED TO MARIA NEVAREZ,

PERSONALLY KNOWN TO ME TO BE THE SAME PERSON(S) WHOSE NAME(S) SUBSCRIBED TO THE FOREGOING INSTRUMENT, APPEARED BEFORE ME THIS DAY, IN PERSON, ACKNOWLEDGED THAT HE/SHE/THEY SIGNED, SEALED AND DELIVERED THE SAID INSTRUMENT AS THEIR FREE AND VOLUNTARY ACT, FOR THE PURPOSES THEREIN SET FORTH, INCLUDING THE RELEASE AND WAIVER OF THE RIGHT OF HOMESTEAD.

GIVEN UNDER MY HAND AND SEAL THIS 17TH DAY OF DECEMBER, 2004



NOTARY PUBLIC



OFFICIAL SEAL
ALBERT E. XIQUES
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES: 07/26/08

FOR INFORMATION AND FUTURE REFERENCE, THIS TRANSACTION CONSUMMATED AT HERITAGE TITLE COMPANY (TITLE COMPANY) CHICAGO, ILLINOIS

THIS INSTRUMENT WAS PREPARED BY : ALBERT E. XIQUES, ATTORNEY AT LAW
2856 NORTH WESTERN AVENUE
CHICAGO, ILLINOIS 60618

MAIL TO:
MARIA C. CABRERA, ESQ.
4126 N. LINCOLN AVE., UNIT 1
CHICAGO, ILL. 60618

MAIL SUBSEQUENT TAX BILLS TO:
VIRGINIA GARCIA
2119 S. 50TH COURT
CICERO, ILL. 60804

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Exhibit A

H-55213

LOT 13 IN BLOCK 2, IN DOUGLAS MANOR, BEING A SUBDIVISION OF THE EAST 3/8 OF BLOCK 15 IN GRANT LAND ASSOCIATION, RESUBDIVISION IN SECTION 21, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

P.I.N 16-21-427-010-2003

C/K/A 2119 S. 50TH COURT, CICERO, ILLINOIS 60804-2330

Property of Cook County Clerk's Office