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Chicago Title Insurance Company

WARRANTY DEED
ILLINOIS STATUTORY



0504911108D

Doc#: 0504911108
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 02/18/2005 09:59 AM Pg: 1 of 2

*A/K/A Manik
CARMEN RIVERA

THE GRANTOR(S), Carlos Guzman, Divorced and not since remarried, and Manuel Guzman, married Carmen Guzman, of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to Felix J. Chavez, Individual, (GRANTEE'S ADDRESS) 6154 South California, Chicago, Illinois 60629 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:

Lot 19 in Block 9 in Cobe and McKinnon's 63rd Street and Sacramento Avenue Subdivision of the East Half of the South West Quarter of Section 13, Township 38 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

1st AMERICAN TITLE order # 981792 2/3

SUBJECT TO: covenants, conditions and restrictions of record, private, public and utility easements and roads and highways, party wall rights and agreements, existing leases and tenancies, special taxes or assessment for improvements not yet completed, any confirmed special tax or assessment, installments not due at the date hereof of any special tax or assessment for improvements heretofore below, mortgage or trust deed specified below, general taxes for the year and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s)

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

Permanent Real Estate Index Number(s): 19-33-323-039-0000

Address(es) of Real Estate: 6154 South California, Chicago, Illinois 60629

Dated this 7th day of February, 2005

Carlos Guzman
Carlos Guzman

Carmen Guzman

Manuel Guzman
Manuel Guzman

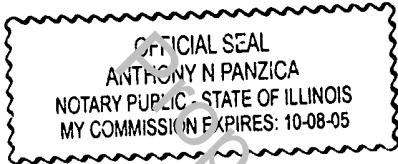
Ma. Carmen Rivera

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STATE OF ILLINOIS, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Carlos Guzman, Divorced and not since remarried, and Manuel Guzman, married carmen guzman, Alela Maria Carmen Rivera personally known to me to be the same person(s) whose name(s) 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 7th day of February, 2005



[Handwritten Signature]
(Notary Public)

Prepared By: Jesus Perez
4111 S. Richmond
Chicago, Illinois 60632

Mail To:
Felix J. Chavez
6154 South California
Chicago, Illinois 60629

Name & Address of Taxpayer:
Felix J. Chavez
6154 South California
Chicago, Illinois 60629

