

# UNOFFICIAL COPY



Doc#: 0525255100 Fee: \$28.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 09/09/2005 08:53 AM Pg: 1 of 3

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[If required by your jurisdiction, list above the name & address of: 1) where to return this form; 2) preparer; 3) party requesting recording.]

## Warranty Deed

Date of this Document: 08-26-05

Reference Number of Related Documents: \_\_\_\_\_

Grantor(s):

Name JOSE AND REYNA GALVAN  
Street Address 500 N SPRING ST  
City/State/Zip ELGIN IL 60120

Grantee(s):

Name ARTURO AND MARIA GALVAN  
Street Address 1085 Highbury Dr  
City/State/Zip ELGIN IL 60120

Abbreviated Legal Description (i.e., lot, block, plat, or section, township, range, quarter/quarter or unit, building and condo name): LOT 511 in Parkwood Unit 5 being a subdivision of part of the Northeast Quarter of Section 18, Township 41 North Range 9 East of the Third Principal Meridian, City of Elgin, Cook County  
Assessor's Property Tax Parcel/Account Number(s): \_\_\_\_\_ IL

For good consideration, JOSE AND REYNA GALVAN  
of 500 N SPRING ST ELGIN, County of KANE  
State of ILLINOIS, hereby bargain, deed and convey to ARTURO AND MARIA GALVAN  
of 1085 Highbury Dr ELgin  
County of Cook, State of ILLINOIS, the following described land in \_\_\_\_\_  
COOK County, free and clear with WARRANTY COVENANTS; to wit: Lot 511 Parkwood Unit 5  
being a subdivision of part of the Northeast Quarter of Section  
18 Township 41 North Range 9 East of the Third Principal Meridian  
City of Elgin, Cook County IL

*Stamp of City of Elgin affixed to Deed  
Document 0525253099*

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Grantor, for itself and its heirs, hereby covenants with Grantee, its heirs, and assigns, that Grantor is lawfully seized in fee simple of the above-described premises; that it has a good right to convey; that the premises are free from all encumbrances; that Grantor and its heirs, and all persons acquiring any interest in the property granted, through or for Grantor, will, on demand of Grantee, or its heirs or assigns, and at the expense of Grantee, its heirs or assigns, execute any instrument necessary for the further assurance of the title to the premises that may be reasonably required; and that Grantor and its heirs will forever warrant and defend all of the property so granted to Grantee, its heirs, and assigns, against every person lawfully claiming the same or any part thereof.

Being the same property conveyed to the Grantor by deed of \_\_\_\_\_, dated AUGUST 27, 2005.

WITNESS the hands and seal of said Grantor this 27TH day of AUGUST, 2005.

Jose Galvan  
Grantor

Reina Galvan  
Grantor

State of ILLINOIS)

County of KANE)

On AUGUST 27, 2005, before me, ROSALINDA TORRES, personally appeared JOSE AND REYNA GALVAN, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature [Signature]

Affiant \_\_\_\_\_ Known \_\_\_\_\_ Unknown \_\_\_\_\_  
ID Produced STATE ID; RESIDENT ID



Exempt under Real Estate Transfer Tax Act Sec. 4  
\* E \* Cook County Ord. 95104 Par. E  
Date 9-9-05 Sign. Rosario Galvan

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## STATEMENT BY GRANTOR AND GRANTEE (55 ILCS 5/3-5020 B)

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 8-30, 2005

*Jose Salvan*  
*Reina Salvan*  
*Paul Hernandez*

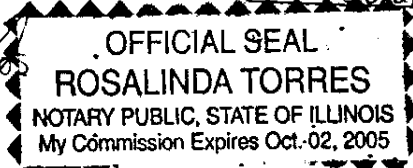
Signature:..

*Solanda Hernandez*

Grantor or Agent

Subscribed and sworn to before me  
by the said Reina Salvan  
this 30th day of August, 2005  
Notary Public

*Rosalinda Torres*



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 8-30, 2005

*Arturo Galvan*  
*Maria Galvan*

Signature:..

Grantee or Agent

Subscribed and sworn to before me  
by the said Maria Galvan  
this 30th day of August, 2005  
Notary Public

*Rosalinda Torres*



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.

(Attach 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.)



EUGENE "GENE" MOORE

RECORDER OF DEEDS / REGISTRAR OF TORRENS TITLES  
COOK COUNTY ILLINOIS