

# UNOFFICIAL COPY



First American Title Insurance Company

WARRANTY DEED  
ILLINOIS STATUTORY  
Individual

96620

10F2



Doc#: 0707526102 Fee: \$28.00  
Eugene "Gene" Moore RHSP Fee:\$10.00  
Cook County Recorder of Deeds  
Date: 03/16/2007 12:30 PM Pg: 1 of 3

THE GRANTOR(S) Arturo Fuentes and Teresa Torres, husband and wife, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to Delfino Guzman, \_\_\_\_\_ of \_\_\_\_\_, of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of IL, to wit:

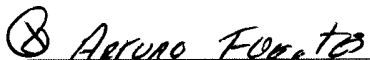
LOT 12 (EXCEPT THE NORTH 7 FEET THEREOF) AND THE NORTH 12 FEET OF LOT 13 IN BLOCK 1 IN HANSON'S SUBDIVISION OF PART OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF THE CENTER LINE OF GRANT AVENUE, IN COOK COUNTY, ILLINOIS.

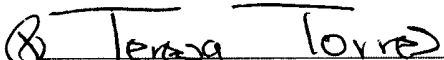
SUBJECT TO:

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): 13-32-203-012-0000  
Address(es) of Real Estate: 2341 N. Monitor, Chicago, IL 60639

Dated this 15<sup>th</sup> day of February, 20 07

  
Arturo Fuentes


  
Teresa Torres

FP 103053
0015650
REAL ESTATE TRANSFER TAX

# 000000039

REVENUE STAMP

MAR. 12.07




COUNTY TAX

COOK COUNTY REAL ESTATE TRANSACTION TAX

STATE TAX

STATE OF ILLINOIS



MAR. 12.07


REAL ESTATE TRANSFER TAX  
DEPARTMENT OF REVENUE

# 000000393

REAL ESTATE TRANSFER TAX
003 1300
FP 103055

CITY TAX

CITY OF CHICAGO



MAR. 12.07

REAL ESTATE TRANSACTION TAX  
DEPARTMENT OF REVENUE

# 000000020

REAL ESTATE TRANSFER TAX
0234750
FP 103056

Warranty Deed - Individual

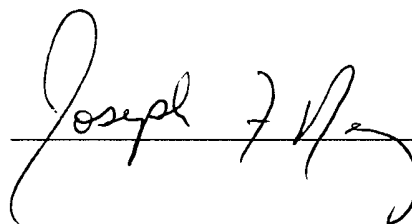
11/2002

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**UNOFFICIAL COPY**STATE OF ILLINOIS, COUNTY OF Cook ss.

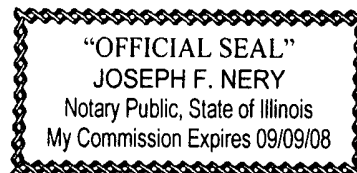
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Arturo Fuentes and Teresa Torres, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they 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 15<sup>th</sup> day of February, 20 07.

 (Notary Public)

**Prepared by:**

Nery & Richardson LLC  
4258 W. 63<sup>rd</sup> st  
Chicago, IL 60629

**Mail To:**

~~Delfino Guzman  
2341 N. Monitor  
Chicago, IL 60639~~

Guillermo Alvarado  
545 S. York St, Suite 100  
 Bensenville, IL 60106

**Name and Address of Taxpayer:**

Delfino Guzman  
2341 N. Monitor  
Chicago, IL 60639

# UNOFFICIAL COPY

SCHEDULE A  
ALTA Commitment  
File No.: 96620

## LEGAL DESCRIPTION

Lot 12 (except the north 7 feet thereof) and the north 12 feet of Lot 13 in block 1 in Hanson's Subdivision of that part of the west ½ of the northeast ¼ of Section 32, Township 40 North, Range 13, East of the Third Principal Meridian, lying north of the center line of Grant Avenue, in Cook County, Illinois.

Property of Cook County Clerk's Office

Issuing Agent  
Nery & Richardson  
4258 West 63rd Street  
Chicago, Illinois 60629