

# UNOFFICIAL COPY

This Instrument was Prepared by:  
Crystal L. Kontny, Esq.  
Robbins, Salomon & Patt, Ltd.  
25 E. Washington Street, Suite 1000  
Chicago, Illinois 60602



Doc#: 1118950010 Fee: \$38.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 07/08/2011 08:03 AM Pg: 1 of 2

Property Address:  
5344 S. Kostner Avenue  
Chicago, Illinois 60632

Permanent Index Number:  
19-10-325-020-0000

After Recording Return to:  
Victoria I. Perez, PC.  
4126 N. Lincoln Ave. #1  
Chicago, IL 60618

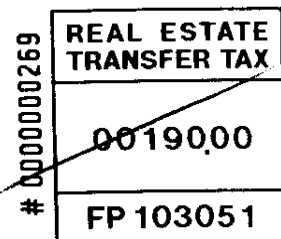
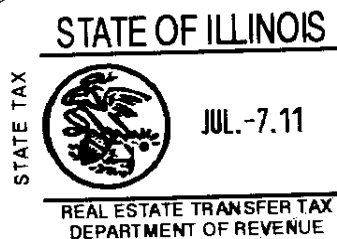
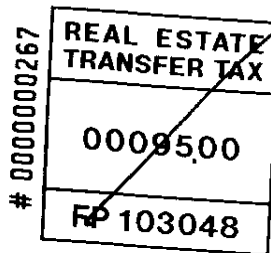
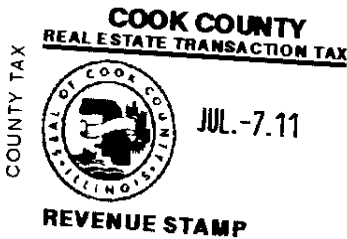
029 1025786

## WARRANTY DEED Statutory (Illinois) (Individual to Individual)

THE GRANTORS, ARMANDO VALENZUELA and ROSA VALENZUELA, husband and wife, of the City of Chicago, County of Cook and State of Illinois, for and in consideration of TEN and no/100ths (\$10.00) Dollars, and other good and valuable consideration in hand paid, CONVEY and WARRANT to MARIA ZARAGOZA, JOSE ZARAGOZA and FRANCISCO ZARAGOZA, as joint tenants, not as tenants in common, of Chicago, Illinois, the following described Real Estate situated in the COUNTY of COOK, in the STATE of ILLINOIS, to-wit: \* V.

LOT 6 IN OLSICK & FAW'S RESUBDIVISION OF LOT 3 IN BLOCK 7 IN ARCHER HIGHLANDS ADDITION, BEING H.H. WESSEL & COMPANY'S SUBDIVISION OF THE WEST QUARTER OF THE WEST HALF OF NORTHEAST QUARTER OF SECTION 10, ALSO THE EAST QUARTER (EXCEPT RAILROAD RIGHT OF WAY) OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 10, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO A STRIP OF LAND LYING 23 FEET ON EACH SIDE OF THE FOLLOWING DESCRIBED CENTER LINE, BEGINNING AT A POINT AT THE EAST LINE OF SAID SOUTHWEST QUARTER WHICH IS 868.8 FEET NORTH OF THE SOUTH LINE OF SAID SECTION AND RUNNING THENCE WESTERLY TO A POINT ON THE WEST LINE OF SAID EAST HALF OF THE EAST HALF OF THE EAST HALF OF THE SOUTHWEST QUARTER WHICH IS 867.3 FEET NORTH OF THE SOUTH LINE OF SAID SECTION EXCEPT FROM SAID STRIP THE SOUTH 26 FEET OF EAST 134.06 FEET OF THE WEST 167.06 FEET THEREOF EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: General real estate taxes not due and payable at the time of closing; building lines and building laws and ordinances, use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances which conform to the present usage of the premises; public and utility easements which serve the premises; public roads and highways, if any; party wall rights and agreements, if any.



2

# UNOFFICIAL COPY

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

DATED this 9th day of May, 2011

Armando Valenzuela  
ARMANDO VALENZUELA

Rosa Valenzuela  
ROSA VALENZUELA

STATE of ILLINOIS )  
                                  ) SS  
COUNTY of COOK )

City of Chicago  
Dept. of Revenue  
**612715**



Real Estate  
Transfer  
Stamp  
**\$1,995.00**

6/22/2011 10:22  
dr00764

Batch 3,071,724

I, the undersigned, a Notary Public in and for said County, the State aforesaid, **DO HEREBY CERTIFY** that **ARMANDO VALENZUELA** and **ROSA VALENZUELA**, 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 9th day of May, 2011.



Crystal L Kontny  
Crystal L Kontny

**Mail Subsequent Tax Bills to:**

Maria Zaragoza, Jose Zaragoza and Francisco Zaragoza  
5344 S. Kostner  
Chicago, Illinois 60632