



Doc#: 1122341042 Fee: \$38.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 08/11/2011 10:28 AM Pg: 1 of 2

WARRANTY DEED

Statutory (Illinois)
(Individual to Individual)

MAIL TO:

MARIA I GARCIA
3534 57TH AVE
CICERO IL 60804
NAME & ADDRESS OF TAXPAYER:

MARIA I. GARCIA
3534 SOUTH 57TH AVE.
CICERO, IL. 60804

RECORDER'S STAMP

THE GRANTORS: AILEEN WOODARD AND CHARLES WOODARD, MARRIED TO EACH OTHER of the Town of Cicero, County of Cook, State of Illinois, for and in consideration of TEN (\$10.00) AND NO/100 DOLLARS and other good and valuable considerations in hand paid, CONVEY AND WARRANT TO MARIA I. GARCIA, (GRANTEE'S ADDRESS), County of Cook, State of Illinois, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 20 EXCEPT THE NORTH 18 FEET THEREOF TOGETHER WITH THE NORTH 24 FEET OF LOT 21 IN BLOCK 11 IN FOURTH ADDITION TO BOULEVARD MANOR, BEING A SUBDIVISION OF THE EAST 1/2 OF THE SOUTH EAST 1/4 AND THAT PART OF THE EAST 1/2 OF THE NORTH EAST 1/4 LYING SOUTH OF CENTER LINE OF PARK AVENUE IN SECTION 32. TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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

SUBJECT TO: (a) general taxes not due and payable at the time of closing; (b) building lines and building laws and ordinances, use or occupancy restrictions, conditions and covenants of record; (c) zoning laws and ordinances which conform to the present usage of the premises; (d) public and utilities easements which serve the premises; (e) public roads and highways, if any; (f) party wall rights and agreements, if any; and (g) limitations and conditions imposed by the Illinois Condominium Property Act and condominium declaration, if applicable.

Permanent Index Number(s): 16-32-405-052-0000

Property Address: 3534 SOUTH 57TH AVE., CICERO, IL. 60804

P.N.T.N.

DATED this 1st day of JULY, 2011

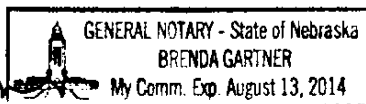
Aileen Woodard (SEAL)
AILEEN WOODARD

Charles Woodard (SEAL)
CHARLES WOODARD

Signed Before me

7-14-11

Brenda Gartner



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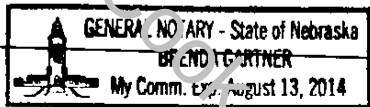
STATE OF ILLINOIS)) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT AILEEN WOODARD AND CHARLES WOODARD, MARRIED TO EACH OTHER, personally known to me to be the same person(s) 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 seal this 14 day of July, 2011

Brenda Hartner
Notary Public

My commission expires on



EXEMPT UNDER PROVISIONS OF PARAGRAPH
 SECTION 4, REAL ESTATE TRANSFER
ACT.

NAME AND ADDRESS OF PREPARER:

~~PTAK~~
Ptak & Rooney, Attorneys at Law
5717 West 35th Street
Cicero, IL 60804
708/656-2252

CO
②

**This conveyance must contain the name and address of the Grantee for tax billing purposes: (Chap. 55 ILCS 5/3-5020) and name and address of the person preparing the instrument: (Chap. 55 ILCS 5/3-5022).