

UNOFFICIAL COPY



**Warranty Deed
(Individual to Individual)
FEE SIMPLE**

Doc#: 1306731064 Fee: \$42.00
Karen A. Yarbrough RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/08/2013 01:00 PM Pg: 1 of 3

H72080

Above Space for Recorder's Use Only

THE GRANTOR(s), JUAN CARLOS VILLASENOR, divorced not since remarried, of the town of Cicero, County of Cook, State of Illinois for and in consideration in hand paid, **CONVEY(s) and WARRANT(s)** to ENCOMPASS MANAGEMENT INC., an Illinois corporation, the following described Real Estate situated in the County of Cook, in the State of Illinois to wit: **(See Page 2 for legal Description)**, hereby releasing and waiving all rights under and by virtue of the Homestead Exemptions Laws of the State of Illinois.

SUBJECT TO: GENERAL real estate taxes not yet due and payable; covenants, conditions, restrictions of record, building lines and easements, if any, so long as they do not interfere with Purchaser's use and enjoyment of the property. To hold forever in Fee Simple.

Permanent Real Estate Index Number(s) 15-204-204-005-0000
Address(es) of Real Estate: 5735 W. Roosevelt Road, Cicero, IL. 60804

The date of this deed of conveyance is February 28, 2013

Juan C. Villaseñor (Seal)
JUAN CARLOS VILLASENOR

(Seal)

HERITAGE TITLE COMPANY
5849 W LAWRENCE AVE
CHICAGO, IL 60630

State of Illinois, County of Will, I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that JUAN CARLOS VILLASENOR is personally known to me to be the same person(s) whose name(s) is (are) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she(they) signed, sealed and delivered the said instrument as his/her(their) free and voluntary act, for the uses and purposes therein set forth, including the releases and waiver of the right of homestead.

(Impress Seal Here)
(My Commission Expires 12/05/16)

Given under my hand and official seal



Michelle M Harris
Notary Public

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LEGAL DESCRIPTION

Permanent Real Estate Index Number(s) 16-20-204-005-0000
Address(es) of Real Estate: 5735 W. Roosevelt Road, Cicero, IL. 60804

LOT 4 IN BLOCK 4 IN BORDEN'S ADDITION TO WARREN PARK, A SUBDIVISION OF THE NORTHEAST ¼ OF THE NORTHEAST ¼ (EXCEPT THE SOUTH ½ OF THE SOUTHEAST ¼ OF THE NORTHEAST ¼ OF THE NORTHEAST ¼) OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

STATE TAX

STATE OF ILLINOIS



MAR.-7.13


REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE

0000013673

REAL ESTATE TRANSFER TAX
00090.50
FP 103037

COUNTY TAX

COOK COUNTY
REAL ESTATE TRANSACTION TAX



MAR.-7.13

REVENUE STAMP

0000013502

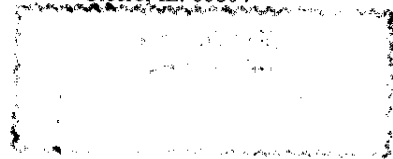
REAL ESTATE TRANSFER TAX
00045.25
FP 103042

This instrument was prepared by:

Guillermo Alvarado, ESQ.
The Law Offices of Guillermo Alvarado, Ltd.
545 S. York Rd., Suite 100
Bensenville Illinois 60106

Send subsequent tax bills to:
Encompass Management Inc.
5735 W. Roosevelt Rd.
Cicero, IL. 60804

Recorder-mail recorded documents to:
Encompass Management Inc.
5735 W. Roosevelt Rd
Cicero, IL. 60804

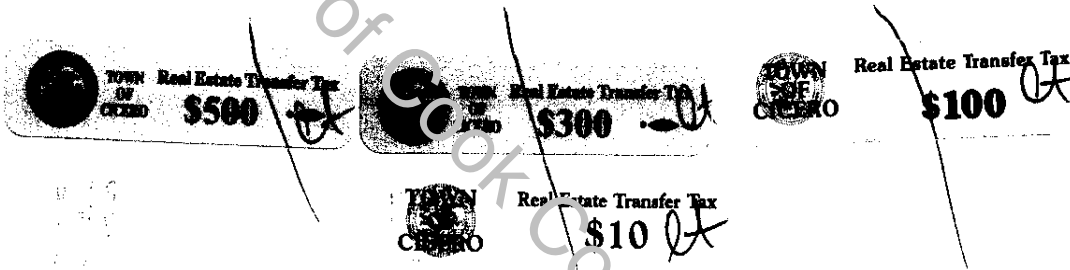


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