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WARRANTY DEED IN LIEU OF PROBATE



MAIL TO:
Mila Gloria Novak
Attorney At Law
2300 W. Lake St.
Melrose Park, IL 60160

Doc#: 1321918032 Fee: \$48.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/07/2013 11:11 AM Pg: 1 of 6

THE GRANTORS

Anselmo Herrera, Gerardo Herrera a/k/a Geraldo Herrera, Jose Antonio Herrera, Manuel Herrera, Susana Herrera, Ramona Rivera and Criselda Chaidez, all of the heirs and devisees of Maria Herrera, deceased of the City of Chicago, County of Cook, State of Illinois for and in consideration of Seventy Thousand (\$70,000.00) DOLLARS and other good and valuable consideration(s) in hand paid, CONVEY AND WARRANT to Manuel Herrera of the Village of Bensenville, County of DuPage, State of Illinois, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit: *and Rita Herrera, his wife as joint-grantors.*

SEE THE ATTACHED LEGAL DESCRIPTION

Permanent Index Number(s): 13-34-429-016-0000
Property Address: 1642 N. Keystone Ave, Chicago, IL 60639

Subject to general real estate taxes not due and payable at the time of closing; to covenants, conditions, restrictions and easement of record if any, so long as they do not interfere with the current use and enjoyment of the real estate.

Dated this *28th* day of *March* 2013.

Gerardo Herrera (Seal) *Jose Antonio Herrera* (Seal)
Gerardo Herrera a/k/a Geraldo Herrera Jose Antonio Herrera

Manuel Herrera (Seal) *Susana Herrera* (Seal)
Manuel Herrera Susana Herrera

Ramona Rivera (Seal) *Criselda Chaidez* (Seal)
Ramona Rivera Criselda Chaidez

PNTN
70 W MADISON STE 1600
CHICAGO IL 60602


NAME & ADDRESS OF TAX PAYER: Manuel Herrera, 1642 N. Keystone Ave
Chicago, IL 60639

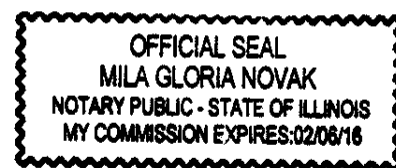
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STATE of IL)
) ss.
 COUNTY of COOK)

The undersigned, a notary public in and for the above county and state, certifies that Susana Herrera, Ramona Rivera and Criselda Chaidez known to me to be the same person whose name is subscribed to the foregoing Deed, appeared before me acknowledged signing and delivering the instrument as his free and voluntary act of the principal, for the uses and purposes therein set forth and certified to the correctness of the signature(s) of the agent(s).

Dated: 3-28-13, 2013 (SEAL)


 Notary Public



REAL ESTATE TRANSFER 08/07/2013



COOK \$35.00
ILLINOIS: \$70.00
TOTAL: \$105.00

13-34-429-016-0000 | 20130601600815 | C2BLM6

REAL ESTATE TRANSFER 08/07/2013



CHICAGO: \$525.00
CTA: \$210.00
TOTAL: \$735.00

13-34-429-016-0000 | 20130601600815 | 44VWVY

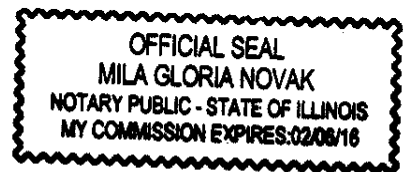
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STATE of IL)
) ss.
COUNTY of COOK)

The undersigned, a notary public in and for the above county and state, certifies that Jose Antonio Herrera known to me to be the same person whose name is subscribed to the foregoing Deed, appeared before me acknowledged signing and delivering the instrument as his free and voluntary act of the principal, for the uses and purposes therein set forth and certified to the correctness of the signature(s) of the agent(s).

Dated: 2-15, 2013 (SEAL)

Mila Gloria Novak
Notary Public

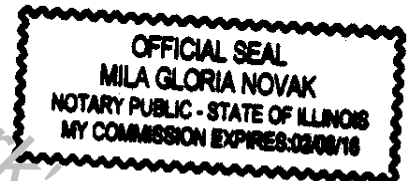


STATE of IL)
) ss.
COUNTY of COOK)

The undersigned, a notary public in and for the above county and state, certifies that Gerardo Herrera, a/k/a Geraldo Herrera known to me to be the same person whose name is subscribed to the foregoing Deed, appeared before me acknowledged signing and delivering the instrument as his free and voluntary act of the principal, for the uses and purposes therein set forth and certified to the correctness of the signature(s) of the agent(s).

Dated: 2-14-13, 2013 (SEAL)

Mila Gloria Novak
Notary Public

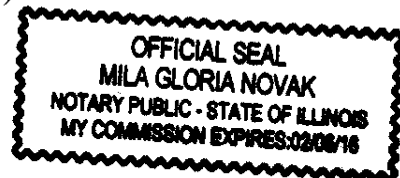


STATE of IL)
) ss.
COUNTY of COOK)

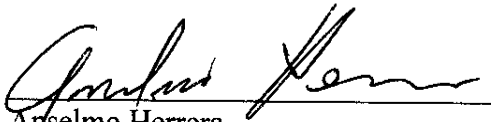
The undersigned, a notary public in and for the above county and state, certifies that Manuel Herrera known to me to be the same person whose name is subscribed to the foregoing Deed, appeared before me acknowledged signing and delivering the instrument as his free and voluntary act of the principal, for the uses and purposes therein set forth and certified to the correctness of the signature(s) of the agent(s).

Dated: 2-14-13, 2013 (SEAL)

Mila Gloria Novak
Notary Public



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 (Seal)
Anselmo Herrera



STATE of _____)
) ss.
COUNTY of _____)

The undersigned, a notary public in and for the above county and state, certifies that Anselmo Herrera known to me to be the same person whose name is subscribed to the foregoing Deed, appeared before me acknowledged signing and delivering the instrument as his free and voluntary act of the principal, for the uses and purposes therein set forth and certified to the correctness of the signature(s) of the agent(s).

Dated: _____, 2013 (SEAL)

Notary Public

STATE of _____)
) ss.
COUNTY of _____)

The undersigned, a notary public in and for the above county and state, certifies that Susana Herrera known to me to be the same person whose name is subscribed to the foregoing Deed, appeared before me acknowledged signing and delivering the instrument as his free and voluntary act of the principal, for the uses and purposes therein set forth and certified to the correctness of the signature(s) of the agent(s).

Dated: _____, 2013 (SEAL)

Notary Public

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CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

State of California

County of SAN BERNARDINO

On 03/24/2013 before me, DAVID TORRES (NOTARY PUBLIC)
Date Here Insert Name and Title of the Officer

personally appeared ANSELMO HERRERA
Name(s) of Signer(s)

DAVID TORRES
Commission # 1955563
Notary Public - California
San Bernardino County
My Comm. Expires Oct 8, 2015



who 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/hers/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature: David Torres
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: _____

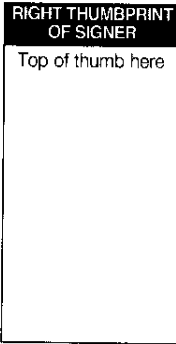
Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

- Corporate Officer — Title(s): _____
- Individual
- Partner — Limited General
- Attorney in Fact
- Trustee
- Guardian or Conservator
- Other: _____



Signer Is Representing: _____

Signer's Name: _____

- Corporate Officer — Title(s): _____
- Individual
- Partner — Limited General
- Attorney in Fact
- Trustee
- Guardian or Conservator
- Other: _____



Signer Is Representing: _____

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LOT 39 AND THE NORTH 1/3 OF LOT 38 IN BLOCK 26 IN GARFIELD A
SUBDIVISION OF THE SOUTH EAST 1/4
OF SECTION 34, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD
PRINCIPAL MERIDIAN (EXCEPT THE
WEST 307 FEET OF THE NORTH 631.75 FEET AND THE WEST 333 FEET OF THE
SOUTH 1295 FEET) IN
CHICAGO, IN COOK COUNTY, ILLINOIS

Property of Cook County Clerk's Office