

# UNOFFICIAL COPY



## WARRANTY DEED Statutory (Illinois)

Mail To:  
Victoria I. Perez, PC  
Atty At Law  
4126 N. Lincoln Ave #1  
Chicago, IL 60618

Doc#: 1325526076 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 09/12/2013 12:39 PM Pg: 1 of 3

This document prepared by:  
Unzueta Law Group, P.C.  
115 West Main Street  
Bensenville, IL 60106

01146-8637 1/2

The Grantor, **FERNANDO GONZALEZ**, married to **GUILLERMINA GONZALEZ**, of the City of Chicago, County of Cook, State of Illinois for and in consideration of ten (\$10.00) Dollars and other good and valuable consideration, in hand paid, conveys and warrants to Grantee, **JEANETTE CRUZ**, of 4410 West 59<sup>th</sup> Street, City of Chicago, County of Cook, State of Illinois the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

**LOT 11 AND LOT 12 (EXCEPT THE WEST 25 FEET THEREOF) IN BLOCK 9 OF FABIAN'S SUBDIVISION OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 14, TOWNSHIP 38 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. TO HAVE AND TO HOLD said premises forever.

Permanent Index Number: 19-14-310-013-0000  
Address of Real Estate: 3725 West 60<sup>th</sup> Street, Chicago, Illinois 60629

Grantee herein is prohibited from conveying captioned property for any sales price for a period of 30 days from the date of this deed. After this 30 day period, Grantee is further prohibited from conveying the property for a sales price greater than 120% of short sale price \$97,000 until 90 days from the date of this deed. These restrictions shall run with the land and are not personal to the Grantee.

Dated this 8<sup>th</sup> day of August, 2013.

STEWART TITLE COMPANY  
2055 W. Army Trail Rd. Suite 110  
Addison, IL 60101  
630-889-4050

Fernando Gonzalez  
Fernando Gonzalez

Guillermina Gonzalez  
Guillermina Gonzalez

COOK COUNTY RECORDER  
118 N. CLARK, ROOM 120, CHICAGO, ILLINOIS 60602

S Y  
P 3  
S N  
SC Y  
INT 10

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**REAL ESTATE TRANSFER** 08/13/2013



**CHICAGO:** \$727.50  
**CTA:** \$291.00  
**TOTAL:** \$1,018.50

19-14-310-013-0000 | 20130501605020 | 56UDCY

**REAL ESTATE TRANSFER** 08/13/2013



**COOK** \$48.50  
**ILLINOIS:** \$97.00  
**TOTAL:** \$145.50

19-14-310-013-0000 | 20130501605020 | S1VRCG


Property of Cook County Clerk's Office

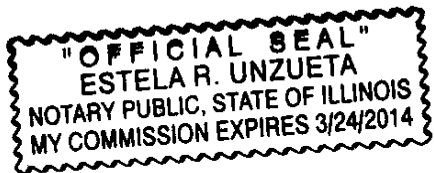
# UNOFFICIAL COPY

STATE OF ILLINOIS )  
 ) ss  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State of Illinois, DO HEREBY CERTIFY that **FERNANDO GONZALEZ**, personally known to me to be the same person whose name (s)he subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that (s)he signed, sealed and delivered the said instrument as his/her 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 8<sup>th</sup> day of August, 2013.  
My Commission expires 3-24-2014

  
\_\_\_\_\_  
Notary Public

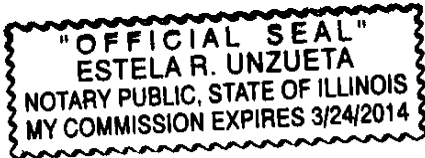


STATE OF ILLINOIS )  
 ) ss  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State of Illinois, DO HEREBY CERTIFY that **GUILLERMINA GONZALEZ**, personally known to me to be the same person whose name (s)he subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that (s)he signed, sealed and delivered the said instrument as his/her 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 8<sup>th</sup> day of August, 2013.  
My Commission expires 3-24-2014

  
\_\_\_\_\_  
Notary Public



Mail Future Tax Bills to: Ms. Jeanette Cruz  
3725 West 60<sup>th</sup> Street  
Chicago, IL 60629

**SUBJECT TO:** covenants, conditions and restrictions of record; public and utility easements; and subject only to real estate for 2013 and subsequent years