

UNOFFICIAL COPY

WARRANTY DEED Statutory (Illinois)



Doc#: 1426219194 Fee: \$60.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 09/19/2014 03:58 PM Pg: 1 of 2

THE GRANTORS,
01146-23767 1/3 KB

FELIPE GARCIA, a married person, and JOSE R. RIVERA, a married person as tenants in common

of the City of Chicago, County of Cook, State of Illinois, for and in consideration of TEN AND 00/100 UNITED STATES DOLLARS (\$10.00) and other valuable consideration in hand paid and receipt which is hereby acknowledged, CONVEYS and WARRANTS to

JOEL ESPINOSA-RICO and DAYLIS ESPINOSA, husband and wife, as
 joint tenants with rights of survivorship
 tenants in common
 tenants by the entirety

STEWART TITLE
800 E. DIEHL ROAD
SUITE 130
NAPERVILLE, IL 60563

All interest of the grantees in the following described Real Estate situated in the City of Chicago, County of Cook, in the State of Illinois, to wit:

THE NORTH 30 FEET OF THE SOUTH 90 FEET OF THE EAST 1/2 OF THE SOUTH 1/2 OF THE NORTH TWO-FIFTHS OF BLOCK 4 (NOW VACATED) IN W.H. PHARE'S SUBDIVISION OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 12, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO ALL: covenants, conditions and restrictions of record; public and utility easements; special governmental taxes or assessments for improvement not yet completed and general real estate taxes for the year 201⁴ and subsequent years;

This is not homestead property

Laws of the State of Illinois, **TO HAVE AND HOLD** said premises in fee simple absolute.

Permanent Real Estate Index Numbers(s): 19-12-304-022-0000

Address of Real Estate: 5116 South Richmond Street, Chicago, IL 60632.

Dated this 12th day of September, 2014

FELIPE GARCIA

Dated this 12th of September, 2014

JOSE R. RIVERA

REAL ESTATE TRANSFER TAX 16-Sep-2014



COUNTY: 62.00
ILLINOIS: 124.00
TOTAL: 186.00

19-12-304-022-0000 | 20140901629792 | 1-119-097-984

REAL ESTATE TRANSFER TAX 16-Sep-2014



CHICAGO: 930.00
CTA: 372.00
TOTAL: 1,302.00

19-12-304-022-0000 | 20140901629792 | 1-529-734-272

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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

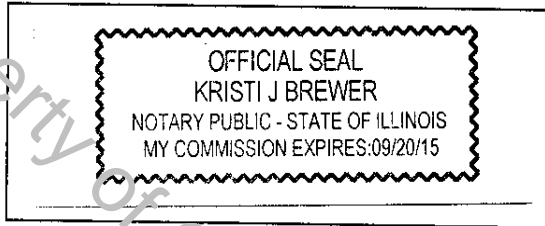
I, the undersigned, a Notary Public in and for said County and State aforesaid, do hereby certify that, FELIPE GARCIA, personally known to me to be the same person(s) whose name(s) subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

a married man

GIVEN under my hand and notarial seal, this 12th day of September, 2014.

Kristi J Brewer

Notary Public Signature



STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

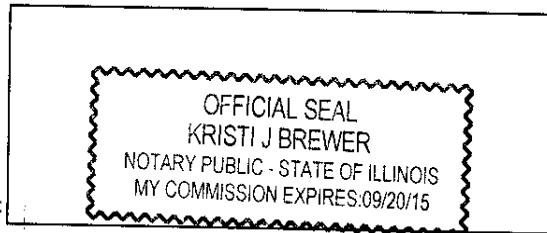
I, the undersigned, a Notary Public in and for said County and State aforesaid, do hereby certify that, JOSE R. RIVERA, personally known to me to be the same person(s) whose name(s) subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

a married man

GIVEN under my hand and notarial seal, this 12th day of September, 2014.

Kristi J Brewer

Notary Public Signature



This instrument was prepared by:

Mr. Roberto Madera, Esq.
Madera Law Offices, LLC
Attorney for Sellers
5609 South Pulaski Road
Chicago, Illinois 60629

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