

# UNOFFICIAL COPY

Doc#: 1621118001 Fee: \$50.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 07/29/2016 08:36 AM Pg: 1 of 2

**PREPARED BY:**  
Richard Velázquez  
Velázquez Law Group LLC  
111 N. Wabash Ave., Ste. 2118  
Chicago, IL 60602

Dec ID 20160701630999  
ST/CO Stamp 0-834-306-880 ST Tax \$180.00 CO Tax \$90.00  
City Stamp 1-371-177-792 City Tax: \$1,890.00

01146-43727

11

## GENERAL WARRANTY DEED

THIS AGREEMENT is made this 12<sup>th</sup> day of July 2016, between **DAVID V. SAUSEDA and CALISTA A. SAUSEDA** in official capacity as trustees of the **THE SAUSEDA FAMILY TRUST** ("GRANTOR") and **OSCAR MUÑOZ Jr. and CLAUDIA E. GUERRERO DE MUÑOZ**, husband and wife, as tenants by the entirety ("GRANTEE").

**WITNESSETH:** The GRANTOR in consideration of the sum of TEN and 00/100 DOLLARS (\$10.00), receipt whereof is hereby acknowledged, does hereby convey, by way of General Warranty Deed, unto the GRANTEE, in fee simple, the following described real estate in the County of Cook, State of Illinois, to wit:

### Legal Description:

LOT 9 IN SUBDIVISION BLOCK 1 OF WALKER'S SUBDIVISION OF BLOCK 2 IN JOHNSON AND LEE'S SUBDIVISION OF THE SOUTHWEST ¼ OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Numbers: 17-20-304-025-0000

**STEWART TITLE**  
800 E. DIEHL ROAD  
SUITE 180  
NAPERVILLE, IL 60563

Common Address of Real Estate: 1620 S. Blue Island Ave., Chicago, Illinois 60608

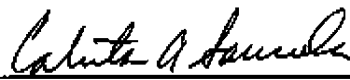
**SUBJECT TO:** Covenants, conditions and restrictions of record; public and utility easements; special governmental taxes or assessments for improvements not yet completed; uncollected special governmental taxes or assessments; general real estate taxes; acts done or suffered through GRANTEE.

IN WITNESS WHEREOF, the GRANTOR, hereunto set their hand and seal the day and year first above written.



**DAVID V. SAUSEDA**

In Official Capacity as Trustee of  
The Sauseda Family Trust



**CALISTA A. SAUSEDA**

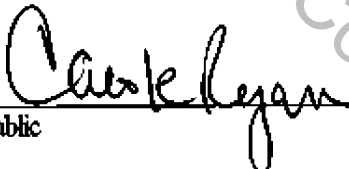
In Official Capacity as Trustee of  
The Sauseda Family Trust

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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 **DAVID V. SAUSEDA** and **CALISTA A. SAUSEDA**, in their official capacities as trustees of **THE SAUSEDA FAMILY TRUST**, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered said instrument, as their free and voluntary act, for the uses and purposes therein set forth.



Given under my hand and official seal, this 12<sup>th</sup> day of July 2016.


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



**AFTER RECORDING MAIL TO:**  
 Oscar Muñoz Jr.  
 1637 S. Blue Island Ave.  
 Chicago, IL 60608

**SEND SUBSEQUENT TAX BILLS TO:**  
 Oscar Muñoz Jr.  
 1637 S. Blue Island Ave.  
 Chicago, IL 60608

REAL ESTATE TRANSFER TAX		27-Jul-2016
	COUNTY:	90.00
	ILLINOIS:	180.00
	<b>TOTAL:</b>	<b>270.00</b>
17-20-304-025-0000   20160701630999   0-834-306-880		

REAL ESTATE TRANSFER TAX		27-Jul-2016
	CHICAGO:	1,350.00
	STA:	540.00
	<b>TOTAL:</b>	<b>1,890.00 *</b>
17-20-304-025-0000   20160701630999   1-371-177-792		
* Total does not include any applicable penalty or interest due.		