

# UNOFFICIAL COPY



Chicago Title Insurance Company  
**WARRANTY DEED**  
**ILLINOIS STATUTORY**  
**TENANTS BY THE ENTIRETY**

417-1772A

Doc#: 1717115111 Fee: \$50.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 06/20/2017 11:09 AM Pg: 1 of 2

Dec ID 20170601673653  
ST/CO Stamp 0-388-195-776 ST Tax \$220.00 CO Tax \$110.00

THE GRANTOR(S), Ana Maria Hernandez, A Widow, of the City of Berwyn, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to Antonio Garcia <sup>\*</sup> and Brittany Taglia, husband and wife, ~~not as joint tenants or tenants in common but as tenants by the entirety~~ (GRANTEE'S ADDRESS) 3026 East Avenue, Berwyn, Illinois 60402 of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

*\* a married man.*

LOT 69 (EXCEPT THE NORTH 46 FEET THEREOF) AND THE NORTH 11-1/3 FEET OF LOT 70 IN E.A. CUMMING'S AND COMPANY'S OGDEN AVENUE SUBDIVISION OF LOTS 63, 64 AND 65 AND THE WEST 37 FEET OF LOTS 66, 67 AND 68, ALL IN CIRCUIT COURT PARTITION OF PART OF SECTION 31, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**SUBJECT TO:** covenants, conditions and restrictions of record, general taxes for the year 2017 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s) 2017

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 as husband and wife, not as joint tenants or tenants in common but as tenants by the entirety forever.

Permanent Real Estate Index Number(s): 16-31-412-017-0000  
Address(es) of Real Estate: 3641 Scoville Avenue, Berwyn, Illinois 60402

Dated this 16th day of June, 2017

\_\_\_\_\_  
Ana Maria Hernandez

\_\_\_\_\_

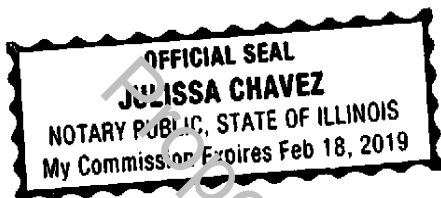
THE CITY OF REAL ESTATE  
BERWYN, IL TRANSFER TAX  
*6-15-17* \$220.00  
COLLECTOR'S OFFICE

**UNOFFICIAL COPY**

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Ana Maria Hernandez, A Widow, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their 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 16th day of June, 2017



(Notary Public)

**Prepared By:** Robert A. Cheely  
6446 W. Cermak Rd.  
Berwyn, Illinois 60402

**Mail To:**

Law Offices of Lisa C. Perna  
8400 W. 76th St.  
North Riverside, IL 60546

**Name & Address of Taxpayer:**

Antonio Garcia  
3641 Scoville Ave.  
Berwyn, IL 60402

**REAL ESTATE TRANSFER TAX**

20-Jun-2017



COUNTY:	110.00
ILLINOIS:	220.00
<b>TOTAL:</b>	<b>330.00</b>

16-31-412-017-0000

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