

UNOFFICIAL COPY

170253001760

WARRANTY DEED



Doc# 1721601011 Fee \$40.00

RHSP FEE: \$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 08/04/2017 10:01 AM PG: 1 OF 2

THE GRANTORS, *Rogelio Alvarez and Estela Alvarez, husband and wife*, of 7743 Mulligan Avenue, Burbank, Illinois, for and in consideration of TEN DOLLARS (\$10.00), in hand paid, and other good and valuable consideration, CONVEY and WARRANT to *Noe Blanco* of 5556 Centinela Avenue, Del Rey, California, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF

SUBJECT TO: covenants, conditions restrictions of record; building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate, and general real estate taxes not due and payable at the time of closing.

THIS IS NOT HOMESTEAD PROPERTY

Address of Real Estate: 5400 South Francisco Avenue, Chicago, Illinois, 60632

Permanent Real Estate Index Number: 19-12-329-018-0000

DATED this 18th day of July, 2017

Rogelio Alvarez
ROGELIO ALVAREZ

Estela Alvarez
ESTELA ALVAREZ

State of Illinois)
County of Cook) ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that *Rogelio Alvarez and Estela Alvarez*, 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 the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including release and waiver of the right of homestead.

Given under my hand and official seal, this 18th day of July, 2017.

Patricia Pascual

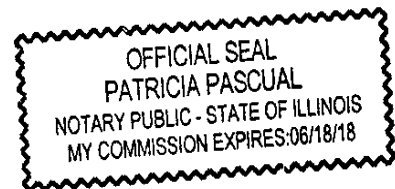
NOTARY PUBLIC

* THIS INSTRUMENT PREPARED BY: *Robert G. Guzaldo, Guzaldo Law Offices, 6650 North Northwest Highway, Suite 300, Chicago, Illinois 60631; 773/467-0800*

* AFTER RECORDING, MAIL TO:
Robert G. Guzaldo
Guzaldo Law Offices
6650 North Northwest Highway, Suite 300
Chicago, Illinois 60631

* SEND SUBSEQUENT TAX BILLS TO:
Noe Blanco
5556 Centinela Avenue
Del Rey, CA 90066

REAL ESTATE TRANSFER TAX		26-Jul-2017	
	COUNTY:	65.00	
	ILLINOIS:	130.00	
	TOTAL:	195.00	
19-12-329-018-0000 20170701696114 1-575-644-608			



SPSSCINTU

REAL ESTATE TRANSFER TAX		26-Jul-2017	
	CHICAGO:	975.00	
	CTA:	390.00	
	TOTAL:	1,365.00	
19-12-329-018-0000 20170701696114 0-381-449-664			

ATGF, INC.

* Total does not include any applicable penalty or interest due.

UNOFFICIAL COPY

LEGAL DESCRIPTION

LOT 1 IN BLOCK 14 IN WM. H. PHARE'S SUBDIVISION OF THE EST ½ OF THE SOUTHWEST ¼ OF SECTION 12, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Address of Real Estate: 5400 South Francisco Avenue, Chicago, Illinois 60632

Permanent Real Estate Index Number: 19-12-329-018-0000

Property of Cook County Clerk's Office

Warranty Deed

INDIVIDUAL TO INDIVIDUAL

5400 South Francisco Avenue
Chicago, Illinois 60632

Rogelio Alvarez
Estela Alvarez

to

Noe Blanco