

UNOFFICIAL COPY

WARRANTY DEED (Individual to Individual)

Doc#: 1731001256 Fee: \$52.00

Karen A. Yarbrough

Cook County Recorder of Deeds

Date: 11/06/2017 12:09 PM Pg: 1 of 3

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Dec ID 20171001646472

ST/CO Stamp 0-018-737-088 ST Tax \$280.00 CO Tax \$140.00

City Stamp 2-115-889-088 City Tax: \$2,940.00

THE GRANTOR, Cesar Aguilar & Maria Tenemaza

Chicago, County of Cook, Illinois, for and in consideration of TEN AND NO/100'S DOLLARS (\$10.00) and other good and valuable consideration, in hand paid, CONVEY(S) AND WARRANT(S) to Miguel Martinez **, of Chicago, Illinois, all interest in the following described Real Estate situated in the County of Cook, State of Illinois, to wit:

* Husband + Wife
(Legal description)

** and Maria Del Rosario Martinez, husband and wife in joint tenancy.
(See Attached Legal Description)

Permanent Index Number: 16-03-224-030-0000

Address of Real Estate: 4332 W. Potomac Ave, Chicago IL 60651

SUBJECT TO: General real estate taxes for 2017 and subsequent years, covenants, conditions and restrictions of record; and building lines and easements.

Hereby waiving and releasing any and all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises forever.

DATED 1st day of November, 2017
~~28th day of October~~

Cesar Aguilar

Maria Tenemaza

AKA Maria Angelita Tenemaza

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 Cesar A. Aguilar & Maria Angelita Tenemaza, personally known to me as 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 the release and waiver of the right of homestead.

Given under my hand and official seal, this 1 day of NOV, 2017

(Notary Public)



Landtrust National Title
120 S. LaSalle St.
Suite 1700
Chicago, IL 60603

LN17-11464

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This instrument was prepared by:


George Escareno, Esq.
4742 North Anthon
Chicago, Illinois 60656

MAIL RECORDED INSTRUMENT TO:

Denise Martinez, Esq.
542 South Dearborn Street, Suite 750
Chicago, Illinois 60605



SEND SUBSEQUENT TAX BILLS TO:

Miguel Martinez
4332 West Potomac Avenue
Chicago, Illinois 60651

REAL ESTATE TRANSFER TAX	06-Nov-2017
 CHICAGO:	2,100.00
CTA:	840.00
TOTAL:	2,940.00 *

16-03-224-030-0000 | 20171001240472 | 2-115-889-088

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

REAL ESTATE TRANSFER TAX	06-Nov-2017
  COUNTY:	140.00
ILLINOIS:	280.00
TOTAL:	420.00

16-03-224-030-0000 | 20171001646472 | 0-018-737-088

Cook County Clerk's Office

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EXHIBIT "A"

THE EAST 6-1/4 FEET OF LOT 34 AND ALL OF LOT 35 IN BLOCK 2 IN BRITTON'S SUBDIVISION OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office