

# UNOFFICIAL COPY



Doc# 1732418041 Fee \$40.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 11/20/2017 11:13 AM PG: 1 OF 2

## WARRANTY DEED

Old Republic Title  
9601 Southwest Highway  
Oak Lawn, IL 60453

1785303 1/2

**THIS INDENTURE WITNESSETH**, that the Grantor(s) , Elizabeth Martinez, of the County of Cook and State of Illinois for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations, the receipt of which is hereby acknowledged, CONVEY(S) and WARRANT(S) TO Sergio Navarro Avila, a married man, the following described real estate, to-wit:

a married woman, \*

of 6241 S. Artesian Ave.  
Chicago, IL 60629

LOT 30 IN BLOCK 8 IN COBE AND MCKINNON'S 63RD STREET SUBDIVISION OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 13, AND THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 24, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 19-13-431-013-0000

Address of Real Estate: 6241 S Artesian Ave, Chicago, IL 60629

**SUBJECT TO:** existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way and easements of record the grantor hereby covenants with the Grantee(s) that Grantor is lawfully seized in fee simple of the above granted premises and has good right to sell and convey the same; and that Grantor, his heirs, executors and administrators shall warrant and defend the title unto the Grantee, his heirs and assigns against all lawful claims whatsoever.

Dated this 6<sup>th</sup> Day of November, 2017

Grantor(s) Signature(s):

\* This is not  
homestead to grantor.

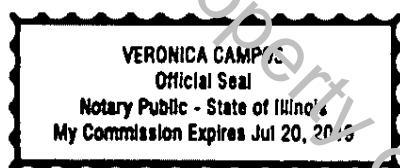
Elizabeth Martinez

S Y  
P 2  
S N  
SC Y  
INT AD

**UNOFFICIAL COPY**STATE OF Illinois )COUNTY OF Cook )ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT , Elizabeth Martinez, personally known to me to be the same person(s) whose names are subscribed to the foregoing instrument, as having executed the same, 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.

Given under my hand and Notarial Seal this 6<sup>th</sup> day of Nov, 2017.



*Veronica Campos*  
\_\_\_\_\_  
Notary Public


**This Instrument was prepared by:**

Veronica Campos  
4550 W 103rd St, Suite 302  
Oak Lawn IL 60453

**Future Tax Bills to**  
Sergio Navarro Avila  
6241 S Artesian Ave.  
Chicago, IL 60629



**After recording return document to:**

Sergio Navarro Avila  
6241 S Artesian Ave.  
Chicago, IL 60629

REAL ESTATE TRANSFER TAX	13-Nov-2017
 CHICAGO:	1,537.50
CTA:	615.00
<b>TOTAL:</b>	<b>2,152.50 *</b>

19-13-431-013-0000 | 20171001645856 | 1-221-947-424

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

REAL ESTATE TRANSFER TAX	16-Nov-2017
  COUNTY:	102.50
ILLINOIS:	205.00
<b>TOTAL:</b>	<b>307.50</b>

19-13-431-013-0000 | 20171001645856 | 0-156-817-344