

# UNOFFICIAL COPY

Saturn Title LLC  
1820946

1067



Doc# 1812155207 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 05/01/2018 03:10 PM PG: 1 OF 3

## Warranty Deed Statutory (Illinois)

THE GRANTOR(S) Ramon N. Arellano and Elvia Arellano, husband and wife of the City of Chicago, State of IL, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEY AND WARRANT to Sartouk H. Moussavi, a single man of 1204 Washington Avenue, #6B, St. Louis, MO 63103

~~NOT AS TENANTS IN COMMON BUT AS JOINT TENANTS~~  
~~NOT AS JOINT TENANTS BUT AS TENANTS IN COMMON~~  
~~NOT AS JOINT TENANTS AND NOT AS TENANTS IN COMMON BUT AS TENANTS BY THE ENTIRETY~~

all interest in the following described real estate (together with any improvements thereon) (collectively, the "Property") situated in the County of Cook, State of Illinois, to wit:

See Attached Exhibit A

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemptions Laws of the State of Illinois.

Subject, however, to the general taxes for the year of 2017 2<sup>nd</sup> installment and thereafter, to all instruments, covenants, restrictions, conditions, exceptions and liens of record, and subject to ~~the rights or claims of parties in possession under recorded leases~~, applicable zoning laws, ordinances, regulations or subdivision indentures, and any facts or exceptions which an accurate survey or inspection of the above described Property would show.

Permanent Index Number(s): 13-34-418-030-0000

Property Address: 1724 N. Keeler Ave., Chicago, IL 60639

Dated this 27th day of April, 2018.

Elvia Arellano

Ramon N. Arellano  
Ramon N. Arellano

REAL ESTATE TRANSFER TAX		01-May-2018
	CHICAGO:	3,307.50
	CTA:	1,323.00
	TOTAL:	4,630.50
13-34-418-030-0000   20180401653771   1-138-382-112		
* Total does not include any applicable penalty or interest due.		

REAL ESTATE TRANSFER TAX		01-May-2018
	COUNTY:	220.50
	ILLINOIS:	441.00
	TOTAL:	661.50
13-34-418-030-0000   20180401653771   1-116-591-392		

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*Elvia Arellano*  
Elvia Arellano

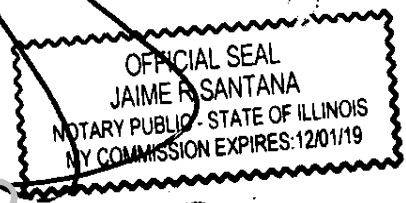
STATE OF ILLINOIS                    )  
  ) SS.  
COUNTY OF   Cook                  )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that **Ramon N. Arellano and Elvia Arellano**, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, 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 27th day of April, 2018.

*Elvia Arellano*  
\_\_\_\_\_  
Notary Public

My commission expires:   12-1-19  



**THIS DOCUMENT PREPARED BY:**  
Jaime R. Santana, P.C  
2653 North Kedzie Avenue  
Chicago, IL 60647

**MAIL TAX BILL TO:**  
Sartouk H. Moussavi  
1724 N. Keeler Ave.  
Chicago, IL 60639

**MAIL RECORDED DEED TO:**  
Sartouk H. Moussavi  
1724 N. Keeler Ave.  
Chicago, IL 60639

Property of Cook County Clerk's Office

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## EXHIBIT A

Legal Description: **LOT 35 IN BLOCK 20 IN GARFIELD IN THE SOUTHEAST 1/4 OF SECTION 34, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

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