

# UNOFFICIAL COPY

40039008 C  
1 of 4 all

## GIT

Doc# 1823257178 Fee: \$50.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 08/20/2018 01:03 PM Pg: 1 of 2

Dec ID 20180701641638  
ST/CO Stamp 0-125-564-704 ST Tax \$500.00 CO Tax \$250.00  
City Stamp 0-151-451-424 City Tax: \$5,250.00

**WARRANTY DEED**  
**ILLINOIS STATUTORY**  
**Individual**

THE GRANTOR(S), **Irene Catoera**, a married individual, of the City of Chicago, State of Illinois, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to **Julio Martinez** and **Sonia Solla**, husband and wife, of 4345 N. Avers, Chicago, IL 60618, not as tenants in common nor tenants by the entirety, but as **JOINT TENANTS**, with the right of survivorship, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

THE SOUTH 25 FEET OF THE NORTH 550 FEET OF THE WEST 5 ACRES OF THAT PART OF THE SOUTHEAST 1/4 OF SECTION 11, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID SOUTHEAST 1/4 OF SECTION; THENCE EAST 5.54 CHAINS; THENCE SOUTH 18.27 CHAINS MORE OR LESS TO THE CENTER OF LAKE STREET; THENCE ALONG THE CENTER OF SAID STREET 5.54 CHAINS MORE OR LESS TO THE WEST LINE OF SAID 1/4 SECTION; THENCE NORTH ALONG SAID WEST LINE 17.80 CHAINS MORE OR LESS TO THE POINT OF BEGINNING; RESERVING THE WEST 33 FEET OF SAID PARCEL OF LAND FOR STREET; IN COOK COUNTY, ILLINOIS.

SUBJECT TO: Covenants, conditions and restrictions of record; public and utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; and General taxes for the year 2018 and subsequent years;

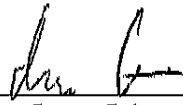
THIS IS NOT HOMESTEAD PROPERTY.

TO HAVE AND TO HOLD said premises forever.

Permanent Real Estate Index Number(s): 16-11-403-009-0000

Address(es) of Real Estate: 309 N. Central Park Avenue, Chicago, IL 60624

Dated this 30 day of July, 2018.

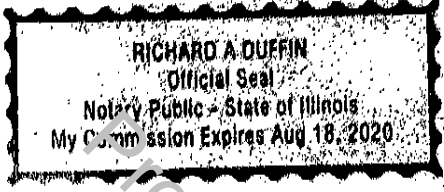
X   
Irene Catoera

# UNOFFICIAL COPY

STATE OF IL, COUNTY OF COOK ss.

I the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Irene Catoera**, personally known to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her 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 30 day of July, 2018.



Richard A. Duffin (Notary Public)

**Prepared by:**  
 Richard A. Duffin  
 Duffin & Dore, LLC  
 1900 Ravinia  
 Orland Park, IL 60462

**Mail to:**  
 Richard A. Duffin  
 Duffin & Dore, LLC  
 1900 Ravinia  
 Orland Park, IL 60462

**Name and Address of Taxpayer:**  
 Julio Martinez and Sonia Solla  
 4345 N. Avers, Chicago, IL 60618

REAL ESTATE TRANSFER TAX		02-Aug-2018
COUNTY:		250.00
ILLINOIS:		500.00
<b>TOTAL:</b>		<b>750.00</b>
16-11-403-009-0000   20180701641638   0-125-564-704		

REAL ESTATE TRANSFER TAX		02-Aug-2018
CHICAGO:		3,750.00
CTA:		1,500.00
<b>TOTAL:</b>		<b>5,250.00 *</b>
16-11-403-009-0000   20180701641638   0-151-451-424		

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