

# UNOFFICIAL COPY

## WARRANTY DEED

Doc#: 1827119008 Fee: \$52.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 09/28/2018 09:02 AM Pg: 1 of 3

Dec ID 20180901692306  
ST/CO Stamp 0-224-663-712 ST Tax \$165.00 CO Tax \$82.50  
City Stamp 1-524-308-128 City Tax: \$1,732.50

STEWART TITLE  
700 E. Diehl Road, Suite 180  
Naperville, IL 60563

01146-59418 1 of 3  
This agreement, made this 26<sup>TH</sup> day of September, 2018 between R. Zavala Properties Corp., a corporation created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the state of Illinois, for and in consideration of \$10.00 (Ten Dollars), and other good and valuable consideration, in hand paid, and pursuant to authority given by the Board of Directors of said corporation, CONVEY(S) AND WARRANT(S) to Araceli Villanueva, Araceli Villanueva of 3914 W. 61<sup>st</sup> St, Chicago, IL 60629, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

*See Exhibit "A" attached hereto and made a part hereof*

COMMONLY KNOWN AS: 5926 S Francisco Avenue, Chicago IL 60629 \*correction address\*

PIN: 19-13-305-029-0000

In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be attested by and signed to these presents by its President.

SUBJECT TO: Covenants, conditions and restrictions of record, public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; and general real estate taxes for 2018 and subsequent years.

DATED this 26 day of September, 2018

Rubén M. Zavala (SEAL)  
R. Zavala Properties Corp.  
By its President, Ruben M. Zavala

REAL ESTATE TRANSFER TAX		27-Sep-2018
	CHICAGO:	1,237.50
	CTA:	495.00
	TOTAL:	1,732.50 *
19-13-305-029-0000   20180901692306   1-524-308-128		
* Total does not include any applicable penalty or interest due		

REAL ESTATE TRANSFER TAX		27-Sep-2018
	COUNTY:	82.50
	ILLINOIS:	165.00
	TOTAL:	247.50
19-13-305-029-0000   20180901692306   0-224-663-712		

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STATE OF ILLINOIS

COUNTY OF COOK

I, the undersigned Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Ruben M. Zavala, personally known to me to be the President of R. Zavala Properties Corp. personally known to me to be the same person(s) whose name(s) are subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such and they signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority given by the Board of Directors of said corporation, as their free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

WITNESS my hand and official seal this 26 day of September, 2018

  
NOTARY PUBLIC



PREPARED BY:  
VIRA LAW, LLC  
542 S. Dearborn ST. Ste 750  
Chicago, IL, 60605

MAIL TO:

ARACELI VILLANOVA  
5926 So. FRANCISCO  
CHICAGO, IL 60629

SEND SUBSEQUENT TAX BILLS TO:

ARACELI VILLANOVA  
5926 So. FRANCISCO  
CHICAGO, IL 60629

Recorder's Office Box No. \_\_\_\_\_

Property of Cook County Clerk's Office

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## Exhibit A - Legal Description

LOT 36 IN BLOCK 3, IN COBE AND MCKINNON'S 63RD STREET AND SACRAMENTO AVENUE  
SUBDIVISION OF THE EAST HALF OF THE SOUTHWEST QUARTER IN SECTION 13,  
TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK  
COUNTY, ILLINOIS.

Property of Cook County Clerk's Office