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Warranty Deed (ILLINOIS)

Doc#. 1905908212 Fee: \$50.00

Edward M. Moody

Cook County Recorder of Deeds Date: 02/28/2019 01:57 PM Pg: 1 of 2

Dec ID 20190201692068 ST/CO Stamp 0-235-239-840 ST Tax \$282.00 CO Tax \$141.00 City Stamp 1-592-748-448 City Tax: \$2,961.00

THE GRANTOR, FRIYA SUSAN GEORGE aka PRIYA THOMAS AND THOMAS BABU, wife and husband by tenan's in the entirety, for and in consideration of the sum of (\$10.00) TEN DOLLARS, in hand paid, CONVEY(S) and WARRANT(S) to YVETTE GARCIA and LUIS GARCIA, wife and husband, married, Tenancy By the Entirety, the following described Real Estate situated in the County of Cook, State of Illinois, to wit:

LOT 10 (EXCEPT THE NORTH 20 FZET THEREOF) AND ALL OF LOT 11 IN BLOCK 7 IN GRAND AVENUE SUBDIVISION BEING A SUBDIVISION OF BLOCKS 2, 3 AND 4 OF COMMISSIONER'S SUBDIVISION OF THAT PART OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 40 NORTH, RANGE 13, EAST 05 THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF THE CENTER LINE OF GRAND AVENUE, IN COCK COUNTY, ILLINOIS.

Address: 2232 N. Central Ave., Chicago, IL 60639

PIN #: 13-32-215-030-0000

SUBJECT TO general real estate taxes for 2018 installment, and covenants, easements and restrictions of record.

In Witness Whereof, said Grantor(s) has/have hereunto set his/her/their hand(s) and seal(s) this 20th of February, 2019.

(Seal)

(Seal)

THOMAS BABU

AFTER RECORDING, MAIL TO:

SATURN TITLE, LLC 1030 W. HIGGINS RD. SUITE 365 PARK RIDGE, IL 60068

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State of Illinois)
)\$8
County of Cook)

I, the undersigned, a Notary Public In and for the County and State aforesaid, **DO HEREBY CERTIFY** that **PRIYA SUSAN GEORGE aka PRIYA THOMAS AND THOMAS BABU, husband and wife as tenants by the entirety**, 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 severally acknowledged that he/she/they signed, sealed and delivered the said instrument, as his/her/their free and voluntary act, and as the free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal, This 20th day of February, 2019



Notary Public

Commission expires: September 21, 2022

This instrument was preparad by:

SHIJO J. MULLAPPALLIL
Attorney at Law
4323 West Irving Park Road, Suite 1B
Chicago, II 60641

MAIL TO:

James Antonopoulos
_Attorney at Law
5045 North Harlem Avenue
Chicago, Il 60656

Yvette Garcia Luis Garcia 2232 N. Central Ave Chicago, IL 60639

SEND SUBSEQUENT TAX BILLS TO:

LUIS and YVETTE GARCIA 2232 North Central Avenue Chicago, II 60639