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WARRANTY DEED Illinois

Doc#: 1915455036 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 06/03/2019 09:01 AM Pg: 1 of 2

Dec ID 20190501683074
ST/CO Stamp 1-697-963-936 ST Tax \$199.00 CO Tax \$99.50
City Stamp 0-013-590-432 City Tax: \$2,089.50

19-0526

Husband
and wife

Above Space for Recorder's Use Only

THE GRANTOR, JOHN SNARSKI, a single man, of the Village of Round Lake Beach, in the County of Lake in the State of Illinois, for and in consideration of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations in hand paid, **CONVEYS** and **WARRANTS** to **ALEXANDER FLORES and SESAN FLORES** of 5025 W Belmont Ave, Chicago, Illinois, not as Joint Tenants, nor as Tenants in Common, but as **TENANTS BY THE ENTIRETY**, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:


LOT 16 IN BLOCK 2 IN SAWIAK AND COMPANY'S FIRST ADDITION TO ADDISON HEIGHTS, A SUBDIVISION OF PART OF LOT 2 IN ASSESSOR'S DIVISION OF THE EAST 1/2 FRACTIONAL SECTION 24, TOWNSHIP 40 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N.: 12-24-219-039-0000
c/k/a: 3724 N Osceola Ave, Chicago, IL 60634

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. **TO HAVE AND TO HOLD** said premises not as tenants in common, nor in joint tenancy, but as **TENANTS BY THE ENTIRETY, FOREVER.**

subject only to: covenants, conditions, and restrictions of record, and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due and payable at the time of Closing.

Dated this 21st day of MAY, 2019



JOHN SNARSKI (SEAL)

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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 JOHN SNARSKI, a single man, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 21st day of MAY, 2019

[Signature]
NOTARY PUBLIC

My Commission Expires: 6-8, 2019



REAL ESTATE TRANSFER TAX		30-May-2019	
	COUNTY:		99.50
	ILLINOIS:		199.00
	TOTAL:		298.50

12-24-219-039-0000 | 20190501683074 | 1-697-963-936

REAL ESTATE TRANSFER TAX		30-May-2019	
	CHICAGO:		1,492.50
	CTA:		597.00
	TOTAL:		2,089.50 *

12-24-219-039-0000 | 2019050 683074 | 0-013-590-432
* Total does not include any applicable penalty or interest due.

This instrument was prepared by:
John Mantas, Esq.
SKOUBIS MANTAS LLC
1300 West Higgins Road, Suite 209
Park Ridge, Illinois 60068
Phone: (847) 696-0900

MAIL TO:

FORT DEARBORN LAND TITLE COMPANY
1370 MEADOW ROAD

NORTHBROOK, ILLINOIS
60062

SEND SUBSEQUENT TAX BILLS TO:

Flores

3724 N OSCEOLA Ave

Chicago IL 60624
