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EVA-1277701/2
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WARRANTY DEED ILLINOIS STATUTORY

Doc#: 1916449152 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 06/13/2019 11:08 AM Pg: 1 of 4

Dec ID 20190601690862
ST/CO Stamp 1-994-588-064 ST Tax \$235.00 CO Tax \$117.50

Mail to:

PUGH & RANUCCI, PC
14496 JOHN HUMPHREY DR.
ORLAND PARK, IL 60462

Name & Address of Tax Payer:

ERIK & JESSICA GARCIA
3032 S. AUSTIN BLVD.
CICERO, IL 60804

RECORDER'S STAMP

THE GRANTOR, Jose D. Avila, Single, of the City of Berwyn, State of Illinois, for and in consideration of Ten (\$10.00) and No/100 Dollars and other good and valuable considerations in hand paid, CONVEY(S) AND WARRANT(S) to ERIK GARCIA AND JESSICA GARCIA, BOTH UNMARRIED, of the City of Chicago, County of COOK, State of Illinois, as grantees by the entirety

for the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

*JOINT TENANTS

See Exhibit "A" Attached Legal Description.


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 forever.

Subject to: general real estate taxes not due and payable at the time of closing; covenants, conditions, and restrictions of record; building lines and easements, if any, so long as they do not interfere with Purchasers use and enjoyment of the property.

Property Address: 3632 S. Austin Boulevard, Cicero, IL 60804
P.I.N.: 16-32-315-026-0000

Dated this 3rd day of June, 2019

Jose D. Avila
Jose D. Avila

T O W N O F C O O K	Town of Cicero	Address: 3632 S. AUSTIN BLVD Date: 06/03/2019 Stamp #: 2019-0603 By: redolacuz	Real Estate Transfer Tax \$2,350.00 Payment type: check Compliance #: 2019-FVVK06JR
			

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STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

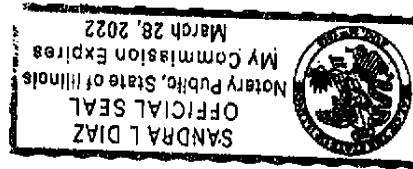
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, Jose D. Avila, is/are personally known to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person(s), and acknowledged that he/she/they signed, sealed and delivered the instrument as his/her/their free and voluntary act, for the use and purposes therein set forth, including the release and waiver of the right of Homestead.

Given under my hand and notarial seal,

This 30th day of June, 2019

Sandra L. Diaz

NOTARY PUBLIC



PREPARED BY:
Nancy Pifia, Attorney at Law
10526 W Cermak Rd #307J
Westchester, IL 60154

Property Cook County Clerk's Office

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Exhibit "A" -- Legal Description

- LOT 5 IN JAMES J. POLODNAS AUSTIN AVENUE AND 37TH STREET SUBDIVISION, BEING A RESUBDIVISION OF LOTS 3, 4 AND 5 TN THE SUBDIVISION OF THE SOUTH 1/2 OF THE NORTH 1/2 OF THE EAST 3/4 OF THE SOUTHWEST 1/4 OF SECTION 32, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, TN COOK COUNTY, ILLINOIS.

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16-32-315-026-0000

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1-994-588-084

COUNTY:	117.50
ILLINOIS:	235.00
TOTAL:	352.50

Property of Cook County Clerk's Office