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WARRANTY DEED

Doc#: 1918945009 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 07/08/2019 09:39 AM Pg: 1 of 2

Dec ID 20190601613360  
ST/CO Stamp 1-350-965-344 ST Tax \$371.50 CO Tax \$185.75  
City Stamp 1-112-272-992 City Tax: \$3,900.75

THE GRANTOR

John J. Erskine and Nancy Erskine,  
Husband and wife  
168 E. Kathleen  
Park Ridge, IL 60068

(The Above Space for Recorder's Use Only)

of the City of Park Ridge of the County of Cook State of Illinois, for and in consideration of TEN DOLLARS (\$10.00) in hand paid, does hereby CONVEY AND WARRANT to THE GRANTEE:


Theodor Dinca, a single man,

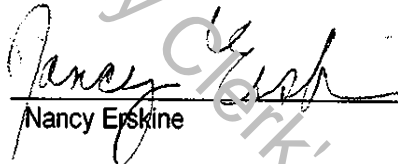
the following described Real Estate situated in the County of Cook, in the State of Illinois, to-wit (See reverse side for legal description) hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. SUBJECT TO: General Real Estate Taxes for 2019 and subsequent years which are not yet due and payable; building setback lines, if any; easements for public utilities, if any; terms, covenants, conditions, and restrictions of record, if any.

Property Index Number (PIN): 13-21-109-032-0000

Address of Real Estate: 5422 W. Berenice Avenue, Chicago, IL 60641

DATED this 26 day of June, 2019.

  
\_\_\_\_\_  
John J. Erskine (SEAL)  
\_\_\_\_\_  
(SEAL)

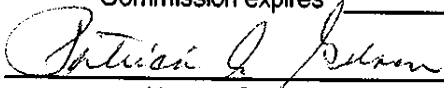
  
\_\_\_\_\_  
Nancy Erskine (SEAL)  
\_\_\_\_\_  
(SEAL)

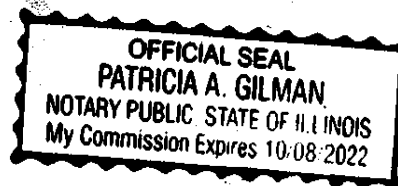
State of Illinois )  
                          ) SS  
County of Cook   )

I, the undersigned, DO HEREBY CERTIFY that John J. Erskine and Nancy Erskine, personally known to me to be the same persons whose name are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their 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 26 day of June, 2019.

Commission expires 10-8-20 22

  
\_\_\_\_\_  
NOTARY PUBLIC



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**Legal Description**

of premises commonly known as: **5422 W. Berenice Avenue, Chicago, IL 60641**

LOT 13 IN BLOCK 3 IN BRITTON LAND COMPANY'S RESUBDIVISION OF BLOCKS 1, 2, 3, 4 OF DAVID L. FRANK'S SUBDIVISION OF LOT 1 IN SUBDIVISION OF THE EAST 1/2 OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 21, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

**MAIL TO:**

Frank Panzica.  
Attorney at Law  
5523 N. Cumberland Ave., # 1207  
Chicago, IL 60656

**SEND SUBSEQUENT TAX BILLS TO:**

Theodor Dinca  
5422 W. Berenice Avenue  
Chicago, IL 60641

