

# UNOFFICIAL COPY

AFTER RECORDING, MAIL TO:

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

1923773

345

Doc#: 1919813093 Fee: \$98.00

Edward M. Moody

Cook County Recorder of Deeds

Date: 07/17/2019 09:47 AM Pg: 1 of 3

Dec ID 20190701624893

ST/CO Stamp 0-920-606-816 ST Tax \$260.00 CO Tax \$130.00

City Stamp 1-717-074-016 City Tax: \$2,730.00

## Warranty Deed Statutory (Illinois) Individual to Corporation

THE GRANTOR(S), **LUIS ROMAN, A MARRIED PERSON** of the City of **CHICAGO**, State of **IL**, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, **CONVEY AND WARRANT** to **CRA PROPERTIES, LLC**, a corporation created and existing under and by virtue of the Laws of the State of **ILLINOIS** having its principal office at the following address 433 W. 119<sup>th</sup> St, Chicago, IL 60628.

all interest in the following described real estate (together with any improvements thereon) (collectively, the "Property") situated in the County of **COOK**, State of Illinois, to wit:

See Attached Exhibit A

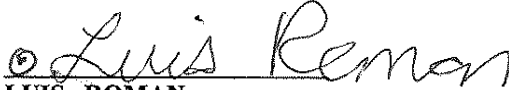
Hereby releasing and waiving all rights under and by virtue of the Homestead Exemptions Laws of the State of Illinois **THIS IS NOT HOMESTEAD PROPERTY AS TO THE GRANTORS SPOUSE**

Subject, however, to the general taxes for the year of **2018** and thereafter, to all instruments, covenants, restrictions, conditions, exceptions and liens of record, and subject to the rights or claims of parties in possession under recorded leases, applicable zoning laws, ordinances, regulations or subdivision indentures, and any facts or exceptions which an accurate survey or inspection of the above described Property would show.

Permanent Index Number(s): **16-14-201-002-0000**

Property Address: **3451 W. MADISON STREET, CHICAGO, IL. 60624**

Dated this 10<sup>th</sup> day of JULY, 2019.

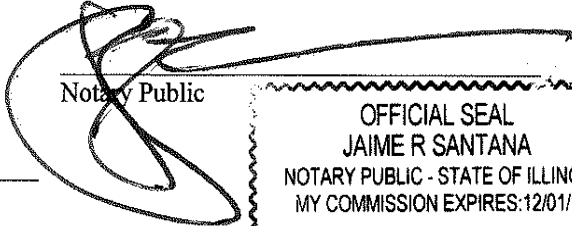
  
**LUIS ROMAN**

# UNOFFICIAL COPY

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 LUIS ROMAN, 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 acknowledged that he/she/they signed, sealed and delivered the said instrument, as his/her/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 notarial seal, this 10<sup>th</sup> day of JULY, 2019.

  
Notary Public

My commission expires: 12-1-19



THIS DOCUMENT PREPARED BY:

**JAIME R. SANTANA, P.C.**

**ATTORNEY AT LAW  
7819 W. LAWRENCE AVE.  
NORRIDGE, IL 60706  
(708) 697-7723  
sanslaw60@gmail.com**

MAIL TAX BILL TO:

CRA Properties LLC  
433 W. 119<sup>th</sup> St  
Chicago, IL 60608

MAIL RECORDED DEED TO:

Hynow Law Group PC  
782 Busse Hwy  
Park Ridge, IL 60068

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

American Land Title Association

File Number : 1923773  
Commitment for Title Insurance  
Adopted 6-17-06 Revised 08-01-2016

---

## EXHIBIT A

**Legal:**

LOT 21 IN BLOCK 1 IN CENTRAL PARK ADDITION TO CHICAGO, A SUBDIVISION OF THAT PART OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 14, TOWNSHIP 39 NORTH, RANGE 13, LYING NORTH OF BARRY POINT ROAD, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**Address:** 3451 W. Madison St., Chicago, IL 60624

**PIN #:** 16-14-201-002-0000

**PIN #:**

**PIN #:**

**Township:** West Chicago

*This page is only a part of a 2016 ALTA® Commitment for Title Insurance( issued by Fidelity National Title Insurance Company). This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I-Requirements; (and) Schedule B, Part II-Exceptions(; and a counter-signature by the Company or its issuing agent that may be in electronic form).*

---

Copyright 2006-2016 American Land Title Association. All rights reserved.  
The use of this Form (or any derivative thereof) is restricted to ALTA licensees and ALTA members in good standing as of the date of use. All other uses are prohibited.  
Reprinted under license from the American Land Title Association.

