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1923117203D

Doc# 1923117203 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 08/19/2019 12:46 PM PG: 1 OF 3

Property of Cook County Clerk's Office

Warranty Deed
**TENANCY BY THE
ENTIRETY**
Statutory (ILLINOIS)
(Individual to Individual)

ORNTIC File Number:
Old Republic National Title
9601 Southwest Hwy
Oak Lawn, IL 60453
312/641-7799

S Y
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M X
SC
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INT AB

3

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**Warranty Deed
TENANCY BY THE
ENTIRETY
Statutory (ILLINOIS)
(Individual to Individual)**

REAL ESTATE TRANSFER TAX	15-Aug-2019
COUNTY:	240.00
ILLINOIS:	480.00
TOTAL:	720.00
13-10-428-029-0000 20190801654121 0-695-698-016	

REAL ESTATE TRANSFER TAX	14-Aug-2019
CHICAGO:	3,600.00
CTA:	1,440.00
TOTAL:	5,040.00 *
13-10-428-029-0000 20190801654121 0-802-161-248	

* Total does not include any applicable penalty or interest due.

THE GRANTOR(S)

Above Space for Recorder's use only

WALTON BUILDERS, INC., an Illinois Corporation

created and existing under and by virtue of the laws of the State of ILLINOIS and duly authorized to transact business in the State of ILLINOIS for and in consideration of the sum of (\$10) TEN DOLLARS, in hand paid, and pursuant to authority given by the Board of DIRECTORS of said corporation, CONVEYS and WARRANTS to

ALBERTO JAVIER RAMIREZ RUIZ and RITA MERCEDES MOLINA SAMANO, 1623 W. BYRON AVE., CHICAGO, IL 60613

as husband and wife, 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:

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

PARCEL 1: UNIT 1N IN THE KEYSTONE CONDOMINIUMS AS DELINEATED AND DEFINED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: LOT 6 AND THE NORTH 5 FEET OF LOT 7, IN BLOCK 4, IN SECRIST'S SUBDIVISION OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 10, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM RECORDED APRIL 10, 2019 AS DOCUMENT NUMBER 1910017067, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF GARAGE SPACE P-1N AND STORAGE SPACE S-1N, LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID, RECORDED AS DOCUMENT NUMBER 1910017067.

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** as husband and wife, not as Joint Tenants nor as Tenants in Common but as **TENANTS BY THE ENTIRETY** forever. General taxes for 2019 and subsequent years

Permanent Index Number (PIN): **13-10-428-029-0000** (affects underlying property)

Address(es) of Real Estate: **4845 N. KEYSTONE AVE., UNIT 1N, CHICAGO, ILLINOIS 60630**

Old Republic Title
9601 Southwest Highway
Oak Lawn, IL 60453
191025201/2

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SUBJECT TO: covenants, conditions, and restrictions of record,

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE SUBJECT UNIT DESCRIBED HEREIN, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID UNIT SET FORTH IN THE DECLARATION OF CONDOMINIUM, AFORESAID, AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING LAND DESCRIBED THEREIN.

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

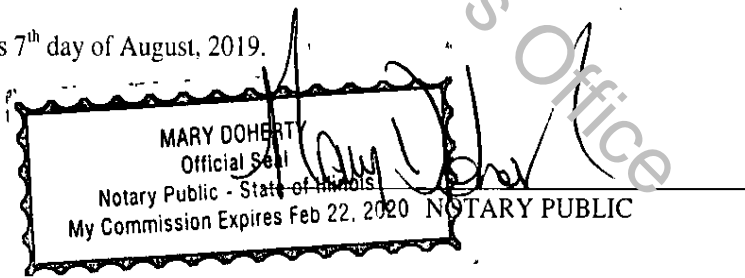
In Witness Whereof, said Grantor has his name to be signed by its President, Thomas McNamara this 7th day of August, 2019.

By *Thomas McNamara*
Thomas McNamara, *President*
Walton Builders, Inc.

State of Illinois, County of Cook ss, I, the undersigned, a Notary Public In and for the County and State aforesaid, DO HEREBY CERTIFY that Thomas McNamara personally known to me to be President of the corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and severally acknowledged that as such President, as his free and voluntary act, and as the free and voluntary act and deed of corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 7th day of August, 2019.

Commission expires: 02-22-2020



This instrument was prepared by: Patrick J. Doherty, 7826 West 103rd Street, Palos Hills, Illinois 60465

MAIL TO: _____

SEND SUBSEQUENT TAX BILLS TO:
ALBERTO JAVIER RAMIREZ
RITA MERCEDES MOLINA SAMANO
4845 N. KEYSTONE AVE., UNIT 1N
CHICAGO, IL 60630

OR