

UNOFFICIAL COPY

WARRANTY DEED ILLINOIS STATUTORY

File #4-19-5361



Doc# 1923313033 Fee \$88.00

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

EDWARD H. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 08/21/2019 12:13 PM PG: 1 OF 3

Property of Cook County Clerk's Office

(The Above Space for Recorder's Use Only)

THE GRANTORS Erick Mendoza and Diana Arnaldo, husband and wife, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEY AND WARRANT to Jose Montano Tolentino and Adilene Garcia, as Husband + Wife, the following described real estate situated in the County of Cook, in the State of Illinois, to wit: *Tenant in Common*

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Permanent Index Number(s): 16-20-124-026-0000

Property Address: 1520 Highland Ave, Berwyn, IL 60402

SUBJECT TO: Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois, SUBJECT 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 29 day of July 2019.

Erick Mendoza

Diana Arnaldo

REAL ESTATE TRANSFER TAX 21-Aug-2019



COUNTY: 112.50
ILLINOIS: 225.00
TOTAL: 337.50

16-20-124-026-0000 | 20190701645736 | 1-306-907-232

THE CITY OF BERWYN, IL REAL ESTATE TRANSFER TAX COLLECTOR'S OFFICE
7-30-19 \$225.00

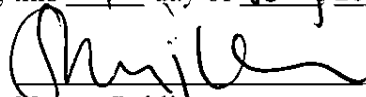
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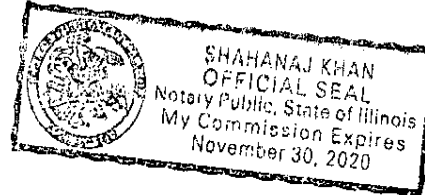
STATE OF ILLINOIS)
) SS,
COUNTY OF DUPAGE)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Erick Mendoza and Diana Arnaldo 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 acknowledged that they signed, sealed and delivered in the 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 notarial seal, this 29 day of July 2019.



Notary Public



THIS INSTRUMENT PREPARED BY
A. Imran Khan, Attorney-at-Law
17W220 West 22nd Street, Suite 250
Oakbrook Terrace, IL 60181

MAIL TO:

Law Office of David Koch
5947 W 35th St
Cicero, IL 60804

SEND SUBSEQUENT TAX BILLS TO:

Jose Montano Talentino
1520 Highland Ave
Berwyn, IL 60402

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Exhibit "A"

Property Description

LOT 8 IN BLOCK 6 IN W.F. KAISER AND COMPANY'S ARCADIA PARK, A
SUBDIVISION OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 20,
TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN
COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office