UNOFFICIAL COP

19Byr 47300. WARRANTY DEED ILLINOIS STATUTORY Doc# 1931241095 Fee \$88.00

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

EDWARD M. HOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 11/08/2019 11:25 AM PG: 1 OF 3

(The Above Space for Recorder's Use Only)

1000 PM THE GRANTOR Cassandra Munammad consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS AND WARRANTS to Alvaro Zayago Cruz and Lorena Gutierrez Valente as Joseph Tenants S. California, Chicago, IL 60652, , in fee's mple forever, the following described real estate situated in the County of, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Permanent Index Number(s): 19-25-215-004-0000

Property Address: 7215 S. Artesian Ave., Chicago, IL 60629

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

2019.

Cassandra Muhammad

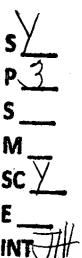
REAL ESTATE TRANSFER TAX 08-Nov-2019 CHICAGO: 262.50 CTA: 105.00 TOTAL: 367.50 *

19-25-215-004-0000 | 20191101633598 | 1-036-595-552

Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX 08-Nov-2019 17.50 COUNTY: 35.00 ILLINOIS: TOTAL: 20191101633598 | 0-143-012-192

Page 1 of 3



1931241095 Page: 2 of 3

UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS,
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Cassandra Muhammad personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that signed, sealed and delivered in the instrument as free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Giver under my hand and notarial seal, this _/St_day of

OFFICIA' SEAL
DOROTA STYRNIK
Notary Public - State of Illinois
My Commission Expires 1/52/2020

Notary Public

THIS INSTRUMENT PREPARED BY

Talarico Law Group 15000 S. Cicero Avenue Oak Forest, IL 60452

MAIL TO:

Law Office of Luis C. Martinez 4111 W. 63rd St. Chicago, IL 60629

SEND SUBSEQUENT TAX BILLS TO:

Alvaro Zayago Cruz 7215 S. Artesian Ave Chicago, IL 60629

1931241095 Page: 3 of 3

UNOFFICIAL COPY

EXHIBIT A LEGAL DESCRIPTION

THE NORTH ½ OF LOT 42, AND ALL OF LOT 43 IN BLOCK 8 IN FREDRICK H. BARTLETT'S WESTERN AVENUE SUBDIVISION OF THE NORTHEAST ¼ OF THE NORTHEAST ¼ OF SECTION 25, TOWNSHIP 27 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clark's Office