


UNOFFICIAL COPY

WARRANTY DEED

ILLINOIS STATUTORY
Tenancy by the Entirety



2007228041D

Doc# 2007228041 Fee \$88.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 03/12/2020 03:14 PM PG: 1 OF 3

GRANTOR(S): ELENA COLON, a single woman, of the City of Chicago, Cook County, Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to SONIA SANCHEZ, ~~a single woman~~, and EDUARDO SANCHEZ, ~~a single man~~, ^{wife and husband}, of 1419 N. Keeler Ave., Chicago, Illinois 60651, not in Joint Tenancy or Tenancy in Common, but in **TENANCY BY THE ENTIRETY**, all interest in the following described Real Estate situated in County of Cook, in the State of Illinois, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

PIN: 13-29-311-022-0000
 ADDRESS: 2605 N. MERRIMAC AVE., CHICAGO, IL 60639



- SUBJECT TO: (1) General real estate taxes not yet due and payable at the time of closing;
 (2) Covenants, conditions and restrictions of record;
 (3) Any building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate.

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 real estate not in Joint Tenancy or Tenancy in Common, but in **TENANCY BY THE ENTIRETY**, forever.


DATED this 4th day of March, 2020.

Elena Colon

ELENA COLON

REAL ESTATE TRANSFER TAX		12-Mar-2020
	COUNTY:	142.50
	ILLINOIS:	285.00
	TOTAL:	427.50
13-29-311-022-0000 20200301637695 0-695-000-928		

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REAL ESTATE TRANSFER TAX		12-Mar-2020
	CHICAGO:	2,137.50
	CTA:	855.00
	TOTAL:	2,992.50 *

13-29-311-022-0000 | 20200301637695 | 0-342-564-704

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

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STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a notary public, in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that **ELENA COLON** 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 official seal
as Notary Public this 4th day of March, 2020.

Agnes Pogorzelski

NOTARY PUBLIC

Name and Address of Preparer:
Agnes Pogorzelski, Esq.
Agnes Pogorzelski & Associates, P.C.
7443 W. Irving Park Road, Suite 1W
Chicago, Illinois 60634

MAIL TO:

EdUARdo Sanchez
2605 N. Merivale Ave
Chicago, IL 60639

SEND SUBSEQUENT TAX BILLS TO:

EdUARdo Sanchez
2605 N. Merivale Ave.
Chicago, IL 60639

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THE SOUTH 40 FEET OF THE NORTH 80 FEET OF LOT 35 IN GRAND HILL SUBDIVISION, BEING A SUBDIVISION OF THE SOUTH 33 1/3 ACRES OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN AND PROPERTY ADDRESS FOR INFORMATIONAL PURPOSES ONLY:

13-29-311-022-0000
2605 N. Merrimac Ave, Chicago, IL 60639

Property of Cook County Clerk's Office