



WARRANTY DEED

Doc# 2007355200 Fee \$88.00

This instrument was prepared by: Michael T. Gasior, Esq. GASIOR LAW OFFICE, LLC. 3701 ALGONQUIN ROAD, SUITE 715 ROLLING MEADOWS, IL 60008 p. 847.894.8159 e. mgasior@gasiorlaw.com

RHSP FEE:\$9.00 RPRF FEE: \$1.00 EDWARD M. MOODY COOK COUNTY RECORDER OF DEEDS DATE: 03/13/2020 03:33 PM PG: 1 OF 4

PTS 18513 192

*a married woman

THE GRANTOR(s), ANGELICA MARTINEZ, A/K/A MARIA A. MARTINEZ, OF THE CITY OF CHICAGO, COUNTY OF COOK, STATE OF IL for and in consideration of TEN (10) DOLLARS and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to THE GRANTEE (S), MIGUEL X CHAVEZ JR.* ANGE^L

In the form of ownership:

Sole ownership or Joint Tenancy with Right of Survivorship or Tenancy in Common or Tenancy by the Entirety

All interest in the following described Real Estate situated in the COUNTY OF COOK in the State of Illinois, to wit:

LOT 24 IN BLOCK 7 IN WATERMAN'S ADDITION TO MORRELL PARK AND ELSDON, BEING A SUBDIVISION IN THE EAST 3/4 OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 IN SECTION 11, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 19-11-407-023-0000

COMMONLY KNOWN AS: 5259 S. ST LOUIS AVENUE, CHICAGO IL 60632 *AND GRANTEE'S ADDRESS

SUBJECT TO: GENERAL REAL ESTATE TAXES NOT DUE AND PAYABLE AT THE TIME OF CLOSING, COVENANTS, CONDITIONS, AND RESTRICTIONS OF RECORD, BUILDING LINES AND EASMENTS, IF ANY, SO LONG AS 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. *Not Homestead Property as to Grantor's Spouse

DATED this 11 day of March, 2020.

Michael T. Gasior
Michael T. Gasior
Angelica Martinez
 ANGELICA MARTINEZ

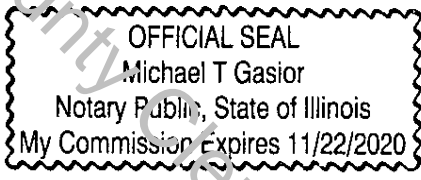
UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS.
 COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY that ANGELICA MARTINEZ, known to me to be the same person(s) whose name is/are subscribed to the forgoing instrument, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their free and voluntary act and deed 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, this 11 day of March, 2020

[Signature]
 Notary Public



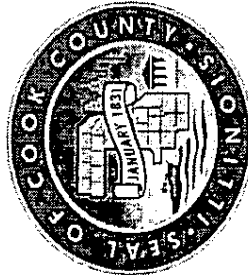
AFTER RECORDING, MAIL TO:
Nery & Richardson LLC
4258 W. 63rd St.
Chicago, IL 60629

SEND SUBSEQUENT TAX BILLS TO:
Miguel A. Chavez Jr.
5259 S. St Louis Ave.
Chicago, IL 60632

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REAL ESTATE TRANSFER TAX

13-Mar-2020



COUNTY:
ILLINOIS:
TOTAL:

91.50
183.00
274.50

19-11-407-023-0000

20200301636917

1-856-761-696

Property of Cook County Clerk's Office

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REAL ESTATE TRANSFER TAX

13-Mar-2020



CHICAGO:

1,372.50

STA:

549.00

TOTAL:

1,921.50

19-11-407-023-0000 | 20200301636917 | 0-891-592-544

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

Property of Cook County Clerk's Office