

# UNOFFICIAL COPY

## Warranty Deed

ILLINOIS

Doc#. 2026120084 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 09/17/2020 10:23 AM Pg: 1 of 2

Dec ID 20200701628046  
ST/CO Stamp 0-381-565-664 ST Tax \$269.00 CO Tax \$134.50

*Above Space for Recorder's Use Only*

THE GRANTOR(S) S & J Kolar, LLC of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable considerations in hand paid, CONVEY(s) and WARRANT(s) to (Name and Address of Grantee-s) Manuel A Ortiz, Jr. and Maria E Arroyo as [Select a Tenancy] of 3333 W 65TH PL, Chicago, Illinois, 60629 the following described Real Estate situated in the County of Cook in the State of Illinois to wit: (See page 2 for legal description attached here to and made part hereof.), hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. *joint tenancy*

SUBJECT TO: General taxes for and subsequent years; Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number(s): 18-36-118-032-0000

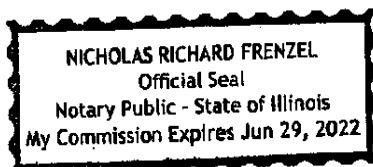
Address(es) of Real Estate: 7800 W. 80th Place Bridgeview Illinois 60455

The date of this deed of conveyance is 07/10/2020.

*Su Yun Kolar*  
S & J Kolar, LLC: By - Su-Yun Kolar, James A. Kolar, Jr. -  
Its Authorized Agents



FIDELITY NATIONAL TITLE *0020021077*

State of Illinois, County of Cook. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Su-Yun Kolar, James A. Kolar, Jr. are 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 07/10/2020.

*[Signature]*  
Notary Public

REAL ESTATE TRANSFER TAX		10-Jul-2020
 	COUNTY:	134.50
	ILLINOIS:	269.00
	TOTAL:	403.50
18-36-118-032-0000   20200701628046   0-381-565-664		

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## LEGAL DESCRIPTION

For the premises commonly known as: 7800 W. 80th Place  
Bridgeview, Illinois 60455

Legal Description:

LOT 36 IN CASUAL'S NEW MANOR, A RESUBDIVISION OF LOTS 1 TO 56 INCLUSIVE IN LANDS 79TH AVENUE ESTATES, A SUBDIVISION OF PART OF THE NORTH 60 ACRES OF THE NORTHWEST 1/4 OF SECTION 36, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

This instrument was prepared by: Nicholas Frenzel Frenzel Law, LLC 120 W. Madison Street, Suite 200- 10 Chicago, IL 60602	Send subsequent tax bills to: Manuel Ortiz Jr. 7800 W. 80th Pl. Bridgeview IL 60455	Mail recorded document to: Manuel Ortiz Jr. 7800 W 80th Pl. Bridgeview IL 60455 60455
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