

UNOFFICIAL COPY

Doc#: 2027920332 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 10/05/2020 03:49 PM Pg: 1 of 3

WARRANTY DEED
ILLINOIS STATUTORY
INDIVIDUAL

Dec ID 20200801661795
ST/CO Stamp 1-755-898-336 ST Tax \$270.00 CO Tax \$135.00
City Stamp 1-946-345-952 City Tax: \$2,835.00

Preparer File: 3044695

THE GRANTOR(S) Angel M. Rivera and Migdalia Rivera, husband and wife of the City of Chicago, County of Cook, State of IL for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to Stephen Viet Ly, an Unmarried man man, of Chicago ILLINOIS, all interest in the following described Real Estate situated in the County of Cook in the State of IL, to wit:

See Exhibit "A" attached hereto and made a part hereof

SUBJECT TO: general real estate taxes not due and payable; covenants, conditions and restrictions of record; building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the property.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 13-28-401-027-0000

Address(es) of Real Estate: 5048 W Parker Avenue
Chicago, IL 60639

FIRST AMERICAN TITLE
FILE # 3044695
10/5/20

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Dated this 8-10-2020 day of _____, 20__

x Angel M Rivera
Angel M. Rivera

x Migdalia Rivera
Migdalia Rivera

STATE OF ILLINOIS, COUNTY OF COOK SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Angel M. Rivera and Migdalia Rivera, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said 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 official seal this 10 day of August, 2020.



Myriam Porras
Notary Public

Prepared by:
Thakrar & Associates, PC
255 Mary Street
Winnetka, IL 60093

Mail to:
Stephen Viet Ly
5048 W Parker Avenue
Chicago, IL 60639
Jeffrey Marks
3350 Salt Creek Ln #105
Arlington Heights IL 60005

Name and Address of Taxpayer:
Stephen Viet Ly
5048 W Parker Avenue
Chicago, IL 60639

EXHIBIT A

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LEGAL DESCRIPTION

Legal Description: LOT 17 IN HULBERT FULLERTON AVENUE HIGHLANDS SUBDIVISION NO. 8, BEING A SUBDIVISION IN THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 28, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 13-28-401-027-0000 (Vol. 359)

Property Address: 5048 W Parker Ave, Chicago, Illinois 60639-1604

Property of Cook County Clerk's Office