

A 20-25462

# UNOFFICIAL COPY

## WARRANTY DEED ILLINOIS STATUTORY

Doc#: 2032004126 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 11/17/2020 04:04 PM Pg: 1 of 3

Dec ID 20200901688544  
ST/CO Stamp 0-927-201-760 ST Tax \$175.00 CO Tax \$87.50  
City Stamp 1-481-996-768 City Tax: \$1,837.50

Mail to:

Abryl Rueda + Yirald Rueda  
5659 W. Patterson  
Chicago, IL 60634

Name & Address of Taxpayer:

Abryl Rueda + Yirald Rueda  
619 N Lawndale Ave  
Chicago, IL 60624

(Space for Recorder's Use)

THE GRANTOR(S), DANIELA DATO, a married woman

of the CITY of CHICAGO, County of COOK, State of ILLINOIS

for and in consideration of TEN DOLLARS DOLLARS

and other good and valuable consideration, in hand paid, CONVEY(S) and WARRANT(S) to

THE GRANTEE(S), ABRYL RUEDA AND YIRALD RUEDA, a married woman #1 as a single man

4214 W. Augusta #2, as Joint Tenants

(Grantee's Address) Bird

of the City of Chicago, County of Cook, State of IL

in the form of ownership: Fee Simple

all interest in the following described real estate situated in the County of COOK, in the State of Illinois to wit:

SEE ATTACHED LEGAL DESCRIPTION

(NOTE: If additional space is required for legal, attach on a separate 8-1/2" x 11" sheet.)

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

Subject to: Covenants, conditions & restrictions of record; building lines & easements; property taxes not yet due and payable at time of closing

Permanent Index Number(s): 16-11-116-049-0000

Property Address: 619 N LAWDALE AVE, CHICAGO, IL 60624

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Dated this 24<sup>th</sup> day of JUNE, 2020

Daniela Dato (Seal)  
 DANIELA DATO

Jose M. Conacher Sr. (Seal)

\_\_\_\_\_ (Seal)

\_\_\_\_\_ (Seal)

(NOTE: Please type or print names below all signatures.)

STATE OF South Carolina )  
 ) ss  
 COUNTY OF Beaufort )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT  
Daniela Dato, Jose M. Conacher Sr.

personally known to me to be the same person(s) whose name(s) 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 notarial seal this 24<sup>th</sup> day of JUNE, 2020

[Signature]  
 Notary Public

(Seal)

My commission expires: 4/25/2026

ALDEN MOULTON  
 Notary Public, State of South Carolina  
 My Commission Expires April 25, 2026

COUNTY, ILLINOIS TRANSFER STAMP

Name & Address of Preparer:  
Mitchell Mancione  
Frank Panzica Law, Inc.  
8770 W. Bryn Mawr, Ste 1300  
Chicago, IL 60631

or  
 Exempt under provision of Paragraph \_\_\_\_\_  
 Section 4, Real Estate Transfer Tax Act.  
 Date: \_\_\_\_\_

Buyer, Seller or Representative

\*\* This conveyance must contain the name and address of the Grantee for tax billing purposes: (Chap. 55 ILCS 5/3-5020) and name and address of the person preparing the instrument (Chap. 55 ILCS 5/3-5022).


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## Legal Description

LOT 32 (EXCEPT THE SOUTH 6 FEET) AND THE SOUTH 1/2 OF LOT 33 IN LORRING SUBDIVISION OF BLOCK 7 IN MORTON'S SUBDIVISION OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 11, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.



Property Address:  
619 N Lawndale Ave  
Chicago, IL 60624

Pin: 16-11-116-049-0000

REAL ESTATE TRANSFER TAX		15-Sep-2020
	CHICAGO:	1,312.50
	CTA:	525.00
	TOTAL:	1,837.50

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

REAL ESTATE TRANSFER TAX		15-Sep-2020
	COUNTY:	87.50
	ILLINOIS:	175.00
	TOTAL:	262.50

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Property of Cook County Clerk's Office