

UNOFFICIAL COPY

Saturn Title LLC
2026856

182

Doc#: 2033403232 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 12/01/2020 01:32 PM Pg: 1 of 2

AFTER RECORDING, MAIL TO:

SATURN TITLE, LLC
1030 W. HIGHWAY 63 RD.
SUITE 305
PARK RIDGE, IL 60068

Dec ID 20201101652488
ST/CO Stamp 0-105-130-976 ST Tax \$120.00 CO Tax \$60.00
City Stamp 1-952-664-544 City Tax: \$1,260.00

WARRANTY DEED Statutory (Illinois)

THE GRANTOR(S) **HOLLY R. FAK**, a married woman, of the City of Chicago, State of IL, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, receipt of which is hereby acknowledged, CONVEY AND WARRANT to **ERWIN DELA CRUZ**, of **2711 N. McVicker Ave., Chicago, IL 60639**, all interest in the following described real estate, together with any improvements thereon, (collectively, the "Property") situated in the County of COOK, State of Illinois, to wit:

4939 N. Lester Ave #2

PARCEL 1: UNIT 2 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 4939-49 N. LESTER AVENUE CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 0010232425, IN SECTIONS 8 AND 9, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Thomas M.

PARCEL 2: THE EXCLUSIVE RIGHT TO USE STORAGE SPACE NUMBER 2 A LIMITED COMMON ELEMENTS AS CONTAINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER


Permanent Index Number(s): 13-09-318-040-1002
Property Address: 4939 N. Lester Ave., Unit 2, Chicago, IL 60630

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

THIS IS NON-HOMESTEAD PROPERTY AS TO THE GRANTOR AND HER SPOUSE.

Subject, however, to the general taxes for the year of 2020 and thereafter, to all instruments, covenants, restrictions, conditions, exceptions and liens of record, and subject to the rights or claims of parties in possession under recorded leases, applicable zoning laws, ordinances, regulations or subdivision indentures, and any facts or exceptions which an accurate survey or inspection of the above described Property would show.

Dated this 3RD day of NOVEMBER, 2020.

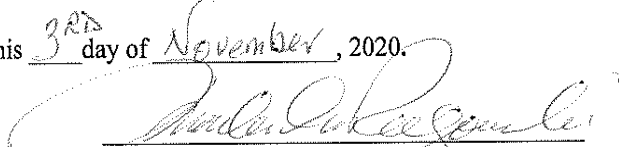

Holly R. Fak

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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

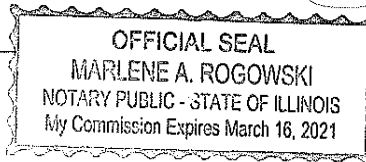
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that **HOLLY R. FAK** personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they 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 notarial seal, this 3RD day of November, 2020.



Notary Public

My commission expires:



THIS DOCUMENT PREPARED BY:

John Nasiakos
Nasiakos Law Group
2038 W Webster
Chicago, IL 60647

MAIL TAX BILL TO:

Erwin Dela Cruz
2711 N. McVicker Ave.
Chicago, IL 60639

MAIL RECORDED DEED TO:

Erwin Dela Cruz
2711 N. McVicker Ave.
Chicago, IL 60639

Property of Cook County Clerk's Office