

# UNOFFICIAL COPY

Doc#: 2101120403 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 01/11/2021 03:22 PM Pg: 1 of 3

Dec ID 20201201675821  
ST/CO Stamp 0-997-480-416 ST Tax \$173.00 CO Tax \$86.50  
City Stamp 1-603-876-832 City Tax: \$1,816.50

Return to:  
Lakeland Title Services  
1300 Iroquois Ave., Ste 100  
Naperville, IL 60563

## WARRANTY DEED ILLINOIS STATUTORY

2020-10-18-77  
#1 of 2

THE GRANTOR, Joseph J. Bowen, married to Angela Maria Frederick, 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 Tania Duarte Meza, a single woman, of the County of Cook all interest in the following described Real Estate situated in the County of Cook, in the State of IL, to wit:

LOTS 26 AND 27 IN BLOCK 2 IN MITCHELL ADDITION TO CLARKDALE, BEING A SUBDIVISION OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF SECTION 3, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**SUBJECT TO:** Covenants, conditions, restrictions of record, private, public and utility easements and roads and highways, if any, special taxes or assessments for improvements not yet completed, any unconfirmed special tax assessment, installments not due at the date hereof or any special tax or assessment for improvements heretofore completed, general taxes for 2019 and subsequent years.


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

Permanent Real Estate Index Numbers: 19-35-402-026-0000 and 19-35-402-027-0000.



Address of Real Estate: 3354 West 83<sup>rd</sup> Place, Chicago, IL 60652.

Dated this 30th day of November, 20 20

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REAL ESTATE TRANSFER TAX	09-Dec-2020
	CHICAGO: 1,297.50
	CTA: 519.00
	TOTAL: 1,816.50 *
19-35-402-026-0000   20201201675821   1-603-876-832	

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

REAL ESTATE TRANSFER TAX	09-Dec-2020
 	COUNTY: 86.50
	ILLINOIS: 173.00
	TOTAL: 259.50
19-35-402-026-0000   20201201675821   0-997-480-416	

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Joseph J. Bowen  
Joseph J. Bowen

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, **Joseph J. Bowen**, 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, 30<sup>th</sup> day of November, 2020  
this

[Signature]  
(Notary Public)



**Angela Maria Frederick**  
For the purpose of waiving homestead rights.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, **Angela Maria Frederick**, 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, 30<sup>th</sup> day of November, 2020  
this

[Signature]  
(Notary Public)



Prepared by:  
Dionna Reynolds, Esq.  
The Law Office of Dionna Reynolds  
9721 West 165<sup>th</sup> Street, Suite 22  
Orland Park, IL 60467

Mail to: Tania Duarte Meza  
3354 W. 83<sup>rd</sup> Place  
Chicago, IL 60652

Name and Address of Taxpayer:  
Tania Duarte Meza  
3354 W. 83<sup>rd</sup> Place  
Chicago, IL 60652

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PIN: 19-35-402-026-0000  
19-35-402-027-0000

Property of Cook County Clerk's Office