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WARRANTY DEED STATATORY ILLINOIS

MAIL TO:

Martha Bozic, Esq. 6321 N. Avondale Ave., Ste. 216 Chicago, IL 60631 Doc#. 2101418250 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 01/14/2021 04:13 PM Pg: 1 of 2

Dec ID 20201001640720

ST/CO Stamp 0-286-177-248 ST Tax \$765.00 CO Tax \$382.50

2

405/03/KPK

NAME AND ADDRESS OF TAXPAYER:

Rene Hermosillo and Veronica Hermosillo 1671 Clay Court Melrose Park, IL 60160

ABOVE SPACE FOR RECORDER'S USE ONLY

The Grantor, GMU PROPERTIES, LLC, an Illinois limited liability company, 6218 Kirschoff, Rosemont, IL 60018, County of Cook and State of Illinois, for consideration of the sum of Ten dollars (\$10.00), in hand paid, and of other and valuable consideration, receipt of which is hereby duly acknowledged, Convey and Warrant to: Rene Hermosillo and Veronica Hermosillo, as Grantees, of 1671 Clay Court., Melrose Park, IL 60160, TO HAVE AND TO HOLD said premises, not as Tenants in Common but as JOINT TENANTS, all interest in the following described real estate in the County of Cook and State of Minois, to wit:

Lot 10 (except the Easterly 6.85 Feet as measure 3 along the Northerly line) and all of lot 11 in Block 9 in Franklin Park in the West ½ of the northwest ¼ of Section 27. Township 40 North, Range 12, East of the third Principal Meridian, in Cook County, Illinois.

SUBJECT TO: 2020 General real estate taxes not due and pay at le at time of closing; building, building line and conditions and covenants of record; easements for public utilities.

Hereby releasing and waiving all rights under and by virtue of the Hemest and exemption laws of the State of Illinois

Property Address: 9521 Franklin Avenue, Franklin Park, Illinois 60131

Permanent Index Numbers: 12-27-107-035-0000

Dated this 'b' day of November, 2020

France (+ B CVI So Code

GMU PROPERTIES, LLC, an Illinois limited liability company

Shirley Arnoni, Manager

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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 Shirley Arnoni, Manager of GMU PROPERTIES, LLC, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she as Manager signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 5 th day of November, 2020

Notary Public

My commission expires on

25 ,267.3

MARC A ANSANI
Official Seal
Notary Public - State of Illinois
My Commission Expires Aug 25, 2023

THIS INSTRUMENT PREPARED BY:

Daniel R. Ansani Ansani & Ansani, P.C. 1411 W. Peterson Ave., Suite 202 Park Ridge, IL 60068