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WARRANTY DEED

Doc# 2105006420 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 02/19/2021 03:35 PM Pg: 1 of 3

Dec ID 20210101607197
ST/CO Stamp 1-776-751-632 ST Tax \$353.00 CO Tax \$176.50

This agreement, made this 29th day of January, 2021, between **EFRAIN CASTILLO**, a MARRIED man, of the village of Hillside, County of Cook, State of Illinois, party of the first part, AND **SERENA BOWDERY**, a SINGLEWOMAN, of the 115 Mayfield, County of Chicago Cook, State of Illinois, party of the second part.

(ABOVE SPACE FOR RECORDER'S USE ONLY)

WITNESSETH, that the parties of the first part, for and in consideration of the sum of Ten Dollars, and other good and valuable consideration, in hand paid by the party of the second part, the receipt of which is acknowledged, by these presents does REMISE, RELEASE, ALIEN AND **CONVEY AND WARRANT** unto the party of the second part and to her heirs and assigns, FOREVER as :

- NOT AS TENANTS IN COMMON BUT AS JOINT TENANTS
- NOT AS JOINT TENANTS BUT AS TENANTS IN COMMON
- NOT AS JOINT TENANTS AND NOT AS TENANTS IN COMMON BUT AS TENANTS BY THE ENTIRETY

all the following described real estate, situated and described as follows to wit:

LEGAL DESCRIPTION: SEE ATTACHED EXHIBIT A

COMMONLY KNOWN AS: 151 S Maple Ave. Hillside, IL 60162 ✓

PIN: 15-17-302-023-0000 ✓

SUBJECT TO: Covenants, conditions and restrictions of record, public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; and general real estate taxes for 2020 and subsequent years. 2nd Inst.

THIS IS NOT A HOMESTEAD PROPERTY. ✓

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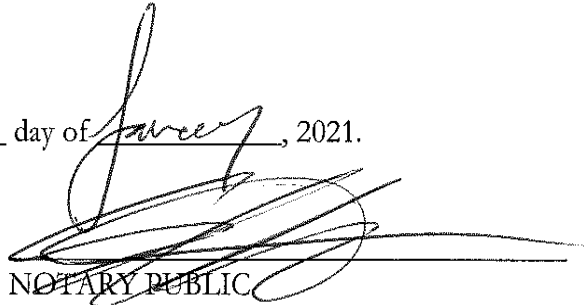

EFRAIN CASTILLO

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **EFRAIN CASTILLO** personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in persons, and acknowledged that as such, they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 29th day of January, 2021.

Commission expires July 22, 2024


NOTARY PUBLIC




This instrument prepared by: Daniel Stefanczuk, Whitacre & Stefanczuk LTD., 6841 W. Belmont Ave., Chicago, IL 60634

MAIL TO:
SERENA BOWDREY
151 S. MAPLE
HILLSIDE IL 60162

SEND SUBSEQUENT TAX BILLS TO:
SERENA BOWDREY
151 S. MAPLE
HILLSIDE IL 60162

Recorder's Office Box No. _____

VILLAGE OF HILLSIDE
#2647.50  1/29/2021
722164 REAL ESTATE TRANSFER TAX
15-17-302-023-0000

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LOT 12 AND THE SOUTH 1/2 OF LOT 13 IN BLOCK 1 IN BOEGER'S SECOND ADDITION TO HILLSIDE, A SUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

P.I.N. 15-17-302-023-0000

C/K/A 151 S MAPLE AVENUE, HILLSIDE, ILLINOIS 60162

Property of Cook County Clerk's Office