

# UNOFFICIAL COPY

PRECISION TITLE

Doc#: 2108239320 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 03/23/2021 03:24 PM Pg: 1 of 3

**ILLINOIS STATUTORY**  
**WARRANTY DEED**

Dec ID 20210201648230  
ST/CO Stamp 1-006-468-112 ST Tax \$140.00 CO Tax \$70.00  
City Stamp 2-080-209-936 City Tax: \$1,470.00

**DIVORCED**

The GRANTOR, **APRIL L. MYLES**, ~~single~~, in consideration of TEN AND 00/100 DOLLARS, and other valuable consideration in hand paid, **CONVEY AND WARRANT** to **MARIA DE LA TORRE** and **MARIO MIVAS**, as Joint Tenants, of the City of Chicago, State of Illinois to wit:

See Attached Legal Description

SUBJECT TO: General taxes for the tax year 2020 and subsequent years including taxes which may accrue by reason of new or additional improvements during the years,


And hereby releasing and waiving all rights under and by virtue of the Homestead Exemption laws of the State of Illinois, TO HAVE AND TO HOLD said premises as owner(s) in fee simple interest.

PROPERTY TAX IDENTIFICATION NUMBER: **19-35-324-059-0000**  
PROPERTY ADDRESS: **WEST**  
**3740 WEST 85<sup>TH</sup> PLACE**  
**CHICAGO, ILLINOIS**  
**60652**

DATE: Feb 22, 2021



April L. Myles  
APRIL L. MYLES

*\* and Jose Effen De La Torre Valdivia, wife and Husband and  
XX a married man  
XXX with Rights of Survivorship  
Grantor's Address: 3736 W. 85<sup>th</sup> Place, Chicago, IL 60652*

REAL ESTATE TRANSFER TAX	01-Mar-2021
 CHICAGO:	1,050.00
CTA:	420.00
TOTAL:	1,470.00 *

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

REAL ESTATE TRANSFER TAX	01-Mar-2021
 COUNTY:	70.00
 ILLINOIS:	140.00
TOTAL:	210.00

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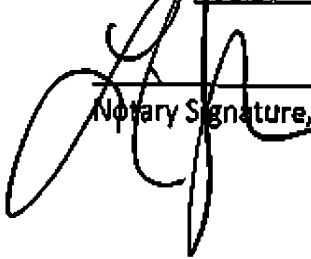
PTC 21-13619 Y2

# UNOFFICIAL COPY

STATE OF ILLINOIS )  
                                  ) SS  
COUNTY OF Cook )

I, the undersigned, a Notary Public, in said county, and in the state aforesaid, DO HEREBY CERTIFY that APRIL L. MYLES, is hereby known to me to be the same person whose name is subscribed to the foregoing instrument, who appeared before me this day in person, and acknowledged that he/she signed, sealed and delivered said instrument of his/her own free and voluntary act, and for the uses and purposes set forth, including the release and waiver of the Right of Homestead.

SUBSCRIBED AND SWORN  
BEFORE ME THIS 22nd  
DAY OF February, 2021.

  
\_\_\_\_\_  
Notary Signature, My Commission Expires: 01-19-2022



NAME AND ADDRESS OF PREPARER:  
Attorney James Nicodemus  
2700 Patriot Boulevard, #250  
Glenview, Illinois 60026

MAIL TO:  
Michael J. Laird  
6808 W. Archer Ave.  
Chicago, IL 60638

NAME AND ADDRESS OF TAXPAYER:  
Mario Rivas  
Maria S. DeLa Torre  
Jose Efren De la Torre Valdivia  
3740 West 85th Pl.  
Chicago, IL 60652

Cook County Clerk's Office

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## LEGAL DESCRIPTION

LOT 67 (EXCEPT THE EAST 10 FEET THEREOF) AND LOT 68 (EXCEPT THE WEST 10 FEET THEREOF) IN 87<sup>TH</sup> AND CRAWFORD HIGHLANDS, BEING A SUBDIVISION OF LOTS 1, 2 AND 3 IN HATEY'S AND BOYER'S RESUBDIVISION IN THE SOUTH ½ OF THE SOUTHWEST ¼ OF SECTION 35, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT RIGHT OF WAY OF GRANT TRUNK AND WABASH RAILROAD) IN COOK COUNTY, ILLINOIS.

Property Address: 3740 WEST 85<sup>TH</sup> PLACE, CHICAGO, ILLINOIS 60652

PIN Number: 19-35-324-059-0000.

Property of Cook County Clerk's Office