

21-64233
Warranty Deed

UNOFFICIAL COPY

Doc#: 2114055284 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/20/2021 02:21 PM Pg: 1 of 3

Dec ID 20210501629052
ST/CO Stamp 1-096-904-976 ST Tax \$161.00 CO Tax \$80.50
City Stamp 1-775-325-456 City Tax: \$1,690.50

ILLINOIS

Above Space for Recorder's Use Only

THE GRANTOR(S) Jose Luis Nava and Guadalupe Nava, husband and wife, and Jose Luis Nava Jr., unmarried, of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable considerations in hand paid, COVENANT(s) and WARRANT(s) to Brittney J. Teasdale and Marshall R. Pettygrove Wife and husband* of Chicago, Illinois, the following described Real Estate situated in the County of Cook in the State of Illinois to wit: *(See page 2 for legal description attached here to and made part hereof .)*, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

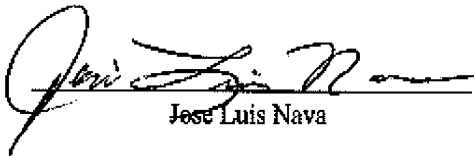
** as tenants by the entirety*

SUBJECT TO, IF ANY: Covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; and general real estate taxes not yet due and payable at the time of Closing.

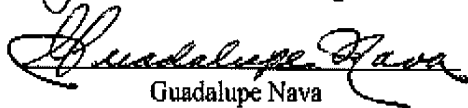
Permanent Real Estate Index Number(s): 16-25-116-047-0000

Address(es) of Real Estate: 2450 S. Whipple St Chicago Illinois 60625

The date of this deed of conveyance is 04/20/2021.


Jose Luis Nava


Jose Luis Nava Jr.


Guadalupe Nava

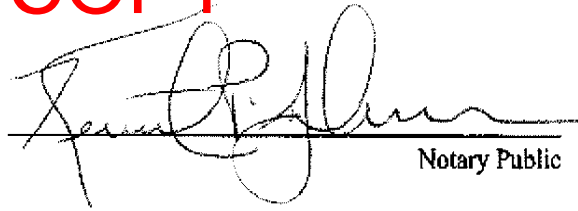
State of Illinois, County of DePue. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Jose Luis Nava, Guadalupe Nava and Jose Luis Nava Jr., personally known to me to be the same person(s) whose name(s) is(are) subscribed to the foregoing instrument, appeared before me this day in person, and ~~acknowledged that he/she/they signed, sealed and delivered the said instrument as 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 04/20/2021.

North American Title Company
1776A S. Naperville Rd #200
Wheaton, IL 60189

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Wheaton, IL 60189

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Notary Public



Property of Cook County Clerk's Office

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LEGAL DESCRIPTION

For the premises commonly known as: 2450 S. Whipple St
Chicago, Illinois 60623

Legal Description:

LOT 12 IN BLOCK 2 IN TREGO AND SMITH'S SUBDIVISION OF THE WEST 697 FEET OF THE EAST 18 ACRES OF THE WEST 34 ACRES OF THE SOUTH 64 ACRES OF THE NORTHWEST 1/4 OF SECTION 25, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

Grantees Address

<p>This instrument was prepared by:</p> <p>Ricky Breen 6614 West 65th Street, Apt. 2J Chicago, IL 60638</p>	<p>Send subsequent tax bills to: Brittney J. Teasdale and Marshall R. Pettygrove 4510 W Parker Ave. Chicago, IL 60609</p>	<p>Mail recorded document to: Ford Law/USA SAUL 111 W Washington #1100 Chicago IL 60602</p>
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