

UNOFFICIAL COPY

Warranty Deed
Statutory (ILLINOIS)
(Individual to Individual)



Doc# 2114757016 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 05/27/2021 09:55 AM PG: 1 OF 3

FOR RECORDING, MAIL TO:

SATURN TITLE, LLC
1030 W. HIGGINS RD.
SUITE 365
PARK RIDGE, IL 60068

2127771

283

Above Space for Recorder's Use Only

THE GRANTOR(S) **CRISTINA PEREZ, A WIDOWER** of the City of **CHICAGO**, County of **COOK**, State of **ILLINOIS** for and in consideration of (\$10.00) Ten 00/100 DOLLARS, in hand paid, **CONVEYS** and **WARRANTS** to

ALBERT COLON of **2244 N. MULLIGAN AVE**
Chicago IL 60639

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

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 an Individual forever.

SUBJECT TO:

Permanent Index Number (PIN): **13-32-110-031-0000**

ADDRESS of Real Estate: **2244 N. MULLIGAN AVE., CHICAGO, IL 60639**

Dated this 5th day of **JANUARY, 2021**

PLEASE
PRINT OR
TYPE NAMES
BELOW
SIGNATURE(S)

CRISTINA PEREZ (SEAL) _____ (SEAL)
CRISTINA PEREZ

REAL ESTATE TRANSFER TAX		24-May-2021
	CHICAGO:	2,062.50
	CTA:	825.00
	TOTAL:	2,887.50

13-32-110-031-0000 | 20210501635828 | 1-335-118-096

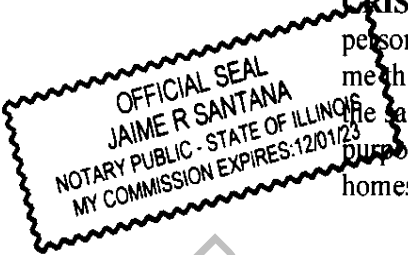
* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX		24-May-2021
	COUNTY:	137.50
	ILLINOIS:	275.00
	TOTAL:	412.50

13-32-110-031-0000 | 20210501635828 | 0-647-256-336

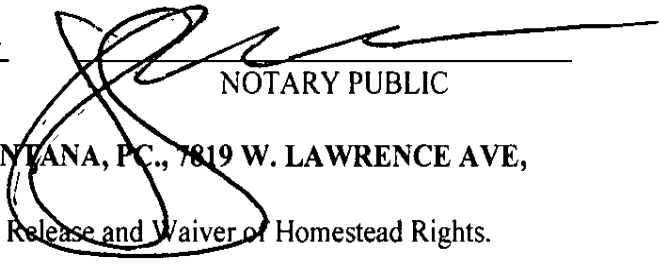
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State of Illinois, County of COOK ss, I, the undersigned, a Notary Public
 In and for said County, in the State aforesaid, **DO HEREBY CERTIFY** that
CRISTINA PEREZ, A WIDOWER, personally known to me to be the same
 person(s) whose name(s) subscribed to the foregoing instrument, appeared before
 me this day in person, and acknowledged that h signed, sealed and delivered
 the said instrument as _____ 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, this 5th day of JANUARY, 2021

Commission expires 12-1-2023



 NOTARY PUBLIC

This instrument was prepared by: **JAIME R. SANTANA, P.C., 7819 W. LAWRENCE AVE,
 NORRIDGE, ILLINOIS 60796**

*If Grantor is also Grantee you may wish to strike Release and Waiver of Homestead Rights.

MAIL TO:

Albert Colon
2244 N. Mulligan Ave
Chicago, IL 60639
OR

SEND SUBSEQUENT TAX BILLS TO:

Albert Colon
2244 N. Mulligan Ave
Chicago, IL 60639

Recorder's Office Box No. _____

Property of Cook County Clerk's Office

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American Land Title Association

File Number : 2127771
Commitment for Title Insurance
Adopted 6-17-06 Revised 08-01-2016

EXHIBIT A

Legal:

LOT 47 IN BLOCK 23 IN GRAND AVENUE ESTATES, A SUBDIVISION OF THAT PART SOUTH OF WEST GRAND AVENUE OF THE NORTH 3/4 OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 32, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN AND THE NORTH 33 FEET OF THE SOUTH 1/4 OF SAID WEST 1/2 OF THE NORTHWEST 1/4 IN COOK COUNTY, ILLINOIS.

Address: 2244 N. Mulligan Ave., Chicago, IL 60639

PIN #: 13-32-110-031-0000

PIN #:

PIN #:

Township: Jefferson

This page is only a part of a 2016 ALTA® Commitment for Title Insurance(issued by Fidelity National Title Insurance Company). This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I-Requirements; (and) Schedule B, Part II-Exceptions; and a counter-signature by the Company or its issuing agent that may be in electronic form).

