

UNOFFICIAL COPY

A21-173381

**Warranty Deed
(Individual to Individual)
FEE SIMPLE**

Doc#: 2115212107 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/01/2021 06:54 AM Pg: 1 of 2

Dec ID 20210501635806
ST/CO Stamp 0-013-936-912 ST Tax \$105.00 CO Tax \$52.50
City Stamp 0-363-063-568 City Tax: \$1,102.50


Above Space for Recorder's Use Only

THE GRANTOR(s), RAUL MENDEZ, married to Noemi Cervantes*, of the City of Markham, County of Cook, State of Illinois for and in consideration in hand paid, CONVEY(s) and WARRANT(s) to JOSE OLAF GAYTAN of 3034 W. Monticello Rd, Chicago IL 60629 in fee simple, the following described Real Estate situated in the County of Cook, in the State of Illinois to wit: *(See Page 2 for legal Description)*, hereby releasing and waiving all rights under and by virtue of the Homestead Exemptions Laws of the State of Illinois.

SUBJECT TO: GENERAL real estate taxes not yet due and payable; covenants, conditions, restrictions of record, building lines and easements, if any, so long as they do not interfere with Purchaser's use and enjoyment of the property. To hold Forever in Fee Simple. *Not homestead property as to Noemi Cervantes.

Permanent Real Estate Index Number(s): 19-25-317-011-0000
Address(es) of Real Estate: 7727 S. Kedzie Avenue, Chicago, Illinois 60652

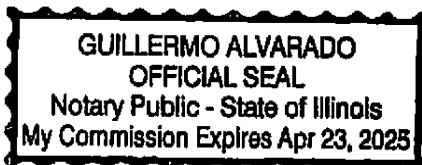
The date of this deed of conveyance is 5-18, 2021.

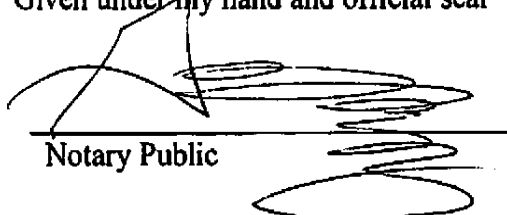
 (Seal)
RAUL MENDEZ

State of Illinois, County of Cook, I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that RAUL MENDEZ, are 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 his/her(their) free and voluntary act, for the uses and purposes therein set forth, including the releases and waiver of the right of homestead.

(Impress Seal Here)
(My Commission Expires 4/23/25

Given under my hand and official seal





Notary Public

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LEGAL DESCRIPTION

Permanent Real Estate Index Number(s): 19-25-317-011-0000
Address(es) of Real Estate: 7727 S. Kedzie Avenue, Chicago, Illinois 60652

LOT 11 IN BLOCK 3 IN RESUBDIVISION OF BLOCKS 3, 4, 5 AND 6 OF WABASH ADDITION TO CHICGO IN SECTION 25, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.



REAL ESTATE TRANSFER TAX		21-May-2021
	CHICAGO:	787.50
	CTA:	315.00
	TOTAL:	1,102.50 *

19-25-317-011-0000 | 202*0501635806 | 0-363-063-568

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

This instrument was prepared by:

Guillermo Alvarado, ESQ.
The Law Offices of Guillermo Alvarado, Ltd.
545 S. York Rd., Suite 100
Bensenville Illinois 60106

REAL ESTATE TRANSFER TAX		21-May-2021
	COUNTY:	52.50
	ILLINOIS:	105.00
	TOTAL:	157.50

19-25-317-011-0000 | 202*0501635806 | 0-363-063-568

Send subsequent tax bills to:

Recorder-mail recorded documents to:

Jose Olaf Gaytan
X 7727 S. Kedzie Ave.
Chicago, IL 60652

Jose Olaf Gaytan
3034 W. Marquette Rd.
Chicago, IL 60625