

# UNOFFICIAL COPY

## Warranty Deed

Doc#. 2115801436 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 06/07/2021 02:26 PM Pg: 1 of 2

Dec ID 20210301674565  
ST/CO Stamp 1-071-921-680 ST Tax \$305.00 CO Tax \$152.50  
City Stamp 1-653-832-208 City Tax: \$3,202.50

ILLINOIS

107

FIDELITY NATIONAL TITLE  
#OC21002819

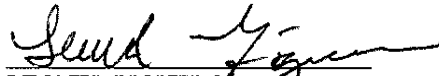
*Above Space for Recorder's Use Only*

THE GRANTOR, LEONEL FIGUEROA and YOLANDA FIERRO, Husband and wife, 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, CONVEY(s) and WARRANT(s) to WAI T. SIU and BERNICE CHUNG YAN CHAN, of 506 W. 32<sup>nd</sup> Street, 1F, Chicago, IL 60616, not as Joint Tenants and not as Tenants in Common but as Tenants by the Entirety, 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 hereto and made part hereof.)*, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: General taxes for 2020 and subsequent years; Covenants, conditions and restrictions of record, if any; Permanent Real Estate Index Number(s): 19-11-315-039-0000

Address(es) of Real Estate:  
5241 S. Lawndale Ave., Chicago, IL 60632

The date of this deed of conveyance is April 5, 2021.

  
LEONEL FIGUEROA

  
YOLANDA FIERRO


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 LEONEL FIGUEROA, married to Yolanda Fierro, and YOLANDA FIERRO, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.



*(My Commission Expires 11-4-21)*

Given under my hand and official seal April 5, 2021.

  
Notary Public

# UNOFFICIAL COPY


## LEGAL DESCRIPTION

For the premises commonly known as: 5241 S. Lawndale Ave., Chicago, IL 60632

**Legal Description:**

THE NORTH 1/3 OF LOT 31 AND ALL OF LOT 32 IN BLOCK 7 IN ELSDON BEING JOHN EARLES SUBDIVISION OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 ALSO THE WEST 1/2 OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 AND ALSO THE WEST 134 FEET OF THE WEST 1/2 OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 11, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**REAL ESTATE TRANSFER TAX** 05-Apr-2021



	<b>CHICAGO:</b>	2,287.50
	<b>CTA:</b>	915.00
	<b>TOTAL:</b>	3,202.50 *

19-11-315-039-0000 | 20210301674565 | 1-653-832-208

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

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**REAL ESTATE TRANSFER TAX** 05-Apr-2021

 	<b>COUNTY:</b>	152.50
	<b>ILLINOIS:</b>	305.00
	<b>TOTAL:</b>	457.50

19-11-315-039-0000 | 20210301674565 | 1-671-921-680

This instrument was prepared by <b>Julie Merenda</b> Attorney at Law 9051 175 <sup>th</sup> Street Tinley Park, IL 60487	Send subsequent tax bills to: <b>Wai Ting Siu and</b> <b>Bernice Chung Yan Chan</b> 5241 S. Lawndale Ave. Chicago, IL 60632	Recorder - mail recorded document to: <i>Wai Ting Siu and</i> <i>Bernice Chung Yan Chan</i> 5241 S. Lawndale Ave Chicago, IL 60632
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