

UNOFFICIAL COPY

Doc#: 2119646217 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 07/15/2021 10:56 AM Pg: 1 of 3

Dec ID 20210301678534
ST/CO Stamp 0-892-787-984 ST Tax \$265.00 CO Tax \$132.50

WARRANTY DEED

AFTER RECORDING MAIL TO:

MAIL REAL ESTATE TAX BILL TO:

Luis Garcia Hernandez
10441 W. Palmer
Melrose Park, IL 60164

(Reserved for Recorders Use Only)

CT 21601627462
2/19/21

THE GRANTORS: Jose A. Garcia Ramirez and Mayra Rodriguez DeGarcia, husband and wife, of 10441 W. Palmer, Melrose Park, IL 60164, for and in consideration of TEN AND 00/100THS (\$10.00) DOLLARS and other good and valuable consideration in hand paid, CONVEY AND WARRANT to Luis Garcia Hernandez, ~~of 10441 W. Palmer, Melrose Park, IL 60164~~, of 3111 George St., Franklin Park, IL 60131, to have and to hold, the following described Real Estate, situated in the County of Cook, in the State of Illinois, to wit: ~~an unmarried man~~

SEE ATTACHED LEGAL DESCRIPTION

Commonly known as: 10441 W. Palmer, Melrose Park, IL 60164 *unincorporated
PIN: 12-32-206-057-0000

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: (a) General real estate taxes not due and payable at the time of closing; (b) Special Assessments confirmed after Contract date; (c) Building, building line and use or occupancy restrictions, conditions and covenants of record; (d) Zoning laws and Ordinances; (e) Easements for public utilities; (f) Drainage ditches, feeders, laterals and drain tile, pipe or other conduit.

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DATED this 17 day of June, 2021.

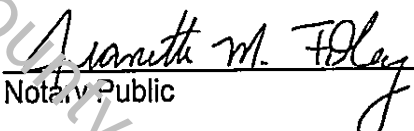
X 
 Jose A. Garcia Ramirez

X 
 Mayra Rodriguez DeGarcia

STATE OF IL)
) SS
 COUNTY OF Cook)

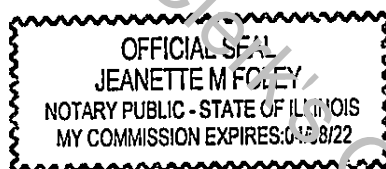
I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that **Jose A. Garcia Ramirez and Mayra Rodriguez DeGarcia**, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and individually acknowledged that they signed 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 this 17 day of June, 2021.


 Notary Public

NAME AND ADDRESS OF PREPARER:

James M. Pauletto
 Attorney at Law
 220 E. North Ave.
 Northlake, IL 60164



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LEGAL DESCRIPTION

Order No.: 21GNW621274WC

For APN/Parcel ID(s): 12-32-206-057-0000

LOT 24 (EXCEPT THE EAST 30 FEET THEREOF) AND LOT 25 (EXCEPT THE WEST 10 FEET THEREOF) IN BLOCK 1 IN LYNDAL GARDENS, BEING A SUBDIVISION OF THE NORTH 20 ACRES OF THE SOUTH 40 ACRES OF THE EAST 1/2 OF NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office