UNOFFICIAL COPY

WARRANTY DEED

This agreement, made this 22nd day of September , 2021, between GRAZYNA SWIERZBINSKI, a widowed woman, of the city of Chicago, county of Cook, party of the first part, AND GUADALUPE FLORES CAMACHO and VIRGINIO ZANDOVAL AVITIA, a Husband and Wife , of the city of Chicago, County of Cook, State of Illinois, party of the second part,

* AINIP Grace Sivil Zbinshi *2127019003D*

Doc# 2127019003 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 09/27/2021 09:25 AM PG: 1 OF 3

(ABOVE SPACE FOR RECORDER'S USE ONLY)

WITNESSETH, that the parties of the first part, for and in consideration of the sum of Ten Dollars, and other good and valuable consideration, in hand paid by the party of the second part, the receipt of which is acknowledged, by these presents does REMISE, RELEASE, ALIEN AND CONVEY AND WARRANT unto the party of the second part, and to her heirs and assigns, FOREVER as:

____NOT AS TENANTS IN COMMON BUT AS JOINT TENANTS NOT AS JOINT TENANTS BUT AS TENANTS 'N COMMON

X NOT AS JOINT TENANTS AND NOT AS TENANTS IN COMMON BUT AS TENANTS BY THE ENTIRETY

all the following described real estate, situated and described as follows, to wit:

LEGAL DESCRIPTION: SEE ATTACHED EXHIBIT A

COMMONLY KNOWN AS: 6968 West Wellington Ave. Chicago, IL 60634

PIN: <u>13-30-114-024-0000</u>

SUBJECT TO: Covenants, conditions and restrictions of record, public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; and general real estate taxes for 20_21 and subsequent years.

23-Sep-2021

THIS IS NOT A HOMESTEAD PROPERTY.

 REAL ESTATE TRANSFER TAX
 23-Sep-2021

 CHICAGO:
 3,412.50

 CTA:
 1,365.00

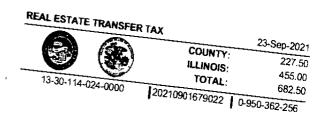
 TOTAL:
 4,777.50

13-30-114-024-0000 | 20210901679022 | 2-068-209-808 * Total does not include any applicable penalty or interest due.

AFTER RECORDING, MAIL TO: SATURN TITLE, LLC 1030 W. HIGGINS RD. SUITE 365 PARK RIDGE, IL 60068

7130311

>12



Oroce Swienleinlu alela Rome fortata	
GRACE SWIERZBINSKI A/K/A GRAZYNA SWIERZBINSKI	, portugue
STATE OF ILLINOIS) SS	
COUNTY OF COOK)	
that GRACE SWIERZBINSKIIA/K/A GRAZYI the same person whose name is subscribed to the	
Commission expires The 7 th , 2025.	John Hotary Public
	SEBASTIAN STERCZEK OFFICIAL SEAL Notary Public, State of Illinois My Commission Expires June 07, 2025
This instrument prepared by: Daniel Stefanczuk, Chicago, IL 60634	Whitacre & Stefanczuk LTD., 6841 W. Belmont Ave.
MAIL TO:	SEND SUBSEQUENT TAX &LLS TO:
Viginio Zandaval Avi	tia -> Sanelli
6968 W. Wellmoton	
Chicago IL 60634	
· .	
Recorder's Office Box No.	

2127019003 Page: 3 of 3

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American Land Title Association

File Number : 2130311 Commitment for Title Insurance Adopted 6-17-06 Revised 08-01-2016

EXHIBIT A

Legal:

THE EAST 36 FEET OF LOT 176 IN MONT CLARE GARDENS SUBDIVISION OF THE EAST HALF OF THE NORTH WEST QUARTER OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known address: 6968 W. Wellington Ave., Chicago, IL 60634

PIN #: 13-33-114-024-0000

PIN #:

PIN #:

Township: Jefferson

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

The Cook County Clark's Office

