

UNOFFICIAL COPY

Doc#: 2128804179 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 10/15/2021 11:36 AM Pg: 1 of 3

**WARRANTY DEED
Illinois Statutory**

11811604
Mail to:
Stephanie Garcia
2165 N Mobile Ave
Chicago IL 60639

Dec ID 20211001696270
ST/CO Stamp 2-103-171-216 ST Tax \$350.00 CO Tax \$175.00
City Stamp 1-084-414-096 City Tax: \$3,675.00

Name & Address of Taxpayer:
Stephanie Garcia
2165 N Mobile Ave
Chicago IL 60639

RECORDER'S STAMP

The GRANTOR(S): **AVISAY ORDUNO**, a married woman, of 1636 N. Central Avenue, Chicago, Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S) AND WARRANT(S) to GRANTEE(S), **STEPHANIE GARCIA**,* of 1523 Long Ave, Chicago IL 60651, following described land in the County of Cook, State of Illinois; to wit: ** a single woman*

SEE ATTACHED LEGAL DESCRIPTION

Subject to: General real estate taxes not due and payable at the time of Closing, covenants, conditions and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the Real Estate.

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, forever.

This is not homestead property for the seller's spouse.

Permanent Real Estate Index Number(s): **13-32-118-006-0000**
Property Address: **2165 N. MOBILE AVENUE, CHICAGO, ILLINOIS 60639**

Dated: This 5 day of October, 2021.

Avisay Orduno
AVISAY ORDUNO

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STATE OF ILLINOIS }
COUNTY OF COOK }

I, the undersigned, a Notary Public in and for said County, in the State of Illinois, DO HEREBY CERTIFY THAT, **AVISAY ORDUNO**, 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 release and waiver of the right of homestead.

Given under my hand and notarial seal, this 5th day of October, 2021.

WITNESS my hand and official seal.

Signature [Handwritten Signature]

My Commission Expires: 1/25/22



PREPARED BY:
JAMES P. ANTONOPOULOS
ATTORNEY AT LAW
5045 N. HARLEM AVENUE
CHICAGO, ILLINOIS 60656

Property of Cook County Clerk's Office

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LOT 51 IN BLOCK 16 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

P.I.N. 13-32-118-006-0000

C/K/A 2165 N MOBILE AVENUE, CHICAGO, ILLINOIS 60639

HERITAGE TITLE COMPANY
5849 N. LAWRENCE AVE
CHICAGO, IL 60630

Property of Cook County Clerk's Office