## DEFICIAL (

## WARRANTY DEED

## THIS INDENTURE WITNESSETH,

Nicole Ortega (f/k/a Nicole Vazquez) and Carolina Ortega, a married couple, ("Grantor"), of the City of Chicago, State of Illinois, County of Cook

Doc#, 2130742192 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 11/03/2021 03:18 PM Pg: 1 of 2

Dec ID 20211001609800

ST/CO Stamp 1-782-903-952 ST Tax \$406.00 CO Tax \$203.00

City Stamp 0-649-327-760 City Tax: \$4,263.00

THE ABOVE SPACE FOR RECORDER'S USE ONLY

for and in consideration of Ten and no/100 Dollars (\$10.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, CONVEYS AND WARRANTS to Sammie Green and Gia Green, Husband and Wife, whose address is

to have and to hold not as Joint Tenants or Tenants in Common, but as **Tenants** 1. by the Entirety, the following described real estate, to wit:

LOT 34 (EXCEPT THE SOUTH 7 AND 1/2 FEET THEREOF) AND THE SOUTH 14 FEET OF LOT 35 IN BLOCK 10 IN GALE AND WELCH'S RESUBDIVISION OF BLOCKS 27 TO 30 INCLUSIVE AND LOTS 4 TO 12 INCLUSIVE IN BLOCK 31 AND ALL OF BLOCKS 46 TO 50 INCLUSIVE (TOGETHER WITH VACATED STREETS AND ALLEYS) IN GALE'S SUBDIVISION OF THE SOUTHEAST 1/4 OF SECTION 31 AND THE SOUTHWEST 1/4 OF SECTION 32, TOWNS HIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 13-32-319-009-0000

Commonly known as: 1631 N. Moody Ave, Chicago, IL 60639

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois, if applicable.

SUBJECT TO: (a) covenants, conditions and restrictions of record provided they do not interfere with nor restrict the use of the Property; (b) public and utility easements which do not underlie the improvements located on the Property; and (c) general real estate taxes not yet due and payable at the time of closing.

On the day of 10 (1

216NW94905901

Nicole Ortega (f/n/a Nicole Vazquez)

Chicago Title

**REAL ESTATE TRANSFER TAX** 02-Nov-2021 CHICAGO: 3,045.00 CTA: 1,218.00 4,263.00 \* TOTAL:

13-32-319-009-0000 20211001609800 0-649-327-760

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

**EAL ESTATE TRANSFER TAX** 





COUNTY: ILLINOIS: TOTAL:

13-32-319-009-0000

20211001609800 1

Carolina Ortega

## **UNOFFICIAL CO**

State of Illinois	)
	) SS
County of Cook	)

The undersigned, a Notary Public in and for the County and State aforesaid, does hereby certify that Nicole Ortega (f/k/a Nicole Vazquez) and Carolina Ortega 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 acknowledged that they signed and delivered the said instrument as their own free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of homestead.

Given under my hand and Notarial Seal as of the 22 day of 001

**DFFICIAL SEAL VARIC PARKINSON** NOTARY PUPLIC STATE OF ILLINOIS MY COMMISSION FLYPIRES: 11/2/2025

Notary Public

My commission expires

After Recording Mail to:

Patrick Loftus 520 S. State, #1206 Chicago, 12 60605

Send Subsequent Tax Bills to:

Sammie & Gia Green 1631 N. Moody Ave Cricago, IL 60639

This Instrument was prepared by: Law Offices of Anna Shilov Sterk Whose Address is: 210 S. Clark Street, Suite 2025, Chicago, Illinois 60603 SOM CO