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ILLINOIS STATUTORY SPECIAL WARRANTY DEED LLC TO INDIVIDUAL

THE GRANTOR(S)

TRIWIN INVESTMENTS
INTERNATIONAL LLC,
AN ILLINOIS LIMITED LIABILITY COMPANY.
OF THE VILLAGE OF WHEELING,
COOK COUNTY, STATE OF ILLINOIS.
FOR AND IN CONSIDERATION OF TEN
DOLLARS AND OTHER GOOD AND
VALUABLE CONSIDERATION THE RECEIPT
AND SUFFICIENCY OF WHICH IS HEREBY
ACKNOWLEDGED GRANTS, CONVEY(S) AND SELLS TO



Doc# 2131647034 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00 KAREN A. YARBROUGH COOK COUNTY CLERK

DATE: 11/12/2021 11:46 AM PG: 1 OF 3

Chicago Title

MIGUEL AGUILAR MORQUECHO AND ADRIANA JANET ARREAGA ALVARADO, HUSBAND AND WIFE, OF 4638 S SAWYER, IN THE CITY OF CHICAGO, COUNTY OF CCOK AND STATE OF ILLINOIS, NOT IN TENANCY IN COMMON, OR AS JOINT TENANTS, BUT AS TENANTS BY THE ENTIRETY

THE FOLLOWING DESCRIBED REAL ESTATE SITUATE IN THE COUNTY OF COOK, TO-WIT:

LOT 7 IN HETZEL'S ARCHER AVENUE ADDITION, A SUBDIVISION OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 9, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

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

PERMANENT TAX IDENTIFICATION NO: 19-09-328-022-0000

PROPERTY ADDRESS: 5418 S LOREL AVE., CHICAGO, IL 60638

Grantor, for itself and its successors and assigns, hereby covenants and represents that it has not done, or suffered to be done, anything whereby the premises hereby conveyed is, or may be, in any manner encumbered or charged, except as recited herein, and that it will warrant and defend the premises against all persons lawfully claiming by, through or under grantor only, subject to the above stated.

DATED THIS 28TH DAY OF <u>OCTOBER</u> 2021.

TRIWIN INVESTMNTS INTERNATIONAL LLC

BY: Michael Freeman, Assistant Secretary for Triwin Management, Ltd - Manager for Triwin Investments International, LLC

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STATE OF ILLINOIS_))SS COUNTY OF COOK)

I, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT MICHAEL FREEMAN, ASSISTANT SECRETARY OF TRIWIN MANAGEMENT, LTD, AN ILLINOIS CORPORATION, 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 HE SIGNED, SEALED AND DELIVERED THIS SAIL INSTRUMENT AS HIS FREE AND VOLUNTARY ACT FOR THE USES AND PURPOSES THEREIN SET FORTH INCLUDING THE RELEASE AND WAIVER OF THE RIGHT TO HOMESTEAD.

GIVEN UNDER MY HAND AND NOTARIAL SEAL THIS 28TH DAYOF OCTOBER 2021

REAL ESTATE TRANSFER TAX		16-ivr v-2021
	CHICAGO:	2,2,2 30
	CTA:	885)0
	TOTAL:	3,097.50

^{19-09-328-022-0000 20211101636998 0-590-769-296}

EAL ESTATE TRANSFER TAX 147.50 COUNTY: 295.00 ILLINOIS: TOTAL: 20211101636998 | 0-322-333-840

19-09-328-022-0000

"OFFICIAL SEAL" CHIFUN FREEMAN

Notary Public, State of Illinois My Commission Expires 5/22/2022

AFFIX TRANSFER STAMPS ABOVE OR

THIS TRANSACTION IS EXEMPT FROM THE PROVISIONS OF THE RUAD ESTATE TRANSFER TAX ACT UNDER PARAGRAPH ______, SECTION 4 OF SAID ACT. DATE: THIS INSTRUMENT WAS PREPARED BY: MICHAEL FREEMAN P.O. BOX 1183, WHEELING, ILLINOIS 60090 SEND SUBSEQUENT TAX BILLS TO **RETURN TO:** Miquel Agailar Morquecho > 5418 s Lore

^{*} Total does not include any applicable penalty or interest due.

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LEGAL DESCRIPTION

Order No.: 21GNW197385VH

For APN/Parcel ID(s): 19-09-328-022-0000

LOT 7 IN HETZEL'S ARCHER AVENUE ADDITION, A SUBDIVISION OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 9, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD

PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

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118 N. CLARKST. ROOM 120 CHICAGO. II BOCODATA