

UNOFFICIAL COPY

Doc#: 2132639433 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 11/22/2021 02:16 PM Pg: 1 of 3

Dec ID 20211001622528
ST/CO Stamp 1-448-148-112 ST Tax \$440.00 CO Tax \$220.00
City Stamp 0-374-406-288 City Tax: \$4,620.00

PT21-77707FA
WARRANTY DEED 1/2
ILLINOIS STATUTORY

(The Above Space for Recorder's Use Only)

THE GRANTORS Joseph Dastice and Lisa Dastice, husband and wife, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00) and other good and valuable considerations in hand paid, CONVEY AND WARRANT to Juan Avelar, a married man, of 2328 W. 22nd Pl., Chicago, IL 60608, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Permanent Index Number(s): 19-07-308-038-0000

Property Address: 5247 S. Neva Ave., Chicago, IL 60638

SUBJECT TO: Covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due and payable at the time of Closing.

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

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Dated this 11 day of November, 2021.

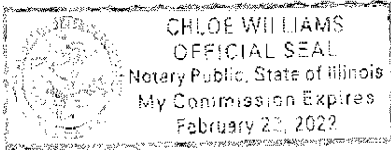
X [Signature]
Joseph Dastice

(Seal) X [Signature] (Seal)
Lisa Dastice

STATE OF ILLINOIS)
) SS,
COUNTY OF LAKE)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Joseph Dastice and Lisa Dastice 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, sealed and delivered in the 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 notarial seal, this 11 day of November, 2021.



[Signature]
Notary Public

THIS INSTRUMENT PREPARED BY
Law Office of Judy L. DeAngelis
767 Walton Lane
Grayslake, IL 60030

MAIL TO:

Vira Law, LLC
~~155 N. Michigan Avenue, Suite 629~~
~~Chicago, IL 60601~~
416 W. North Ave.
Chicago, IL 60639

SEND SUBSEQUENT TAX BILLS TO:

Juan Avelar
5247 S. Neva Ave.
Chicago, IL 60638

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EXHIBIT "A"

Lot 19 (except the North 40 feet thereof and except the South 30 feet thereof) in Block 41 in Resubdivision of Block 40 and of Lot 1 in Block 41 in Frederick H. Bartlett's Third Addition to Bartlett Highlands being a Subdivision of the Southwest 1/4 of Section 7, Township 38 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

Property of Cook County Clerk's Office