

# UNOFFICIAL COPY

Satum 2130823 1 of 2  
**WARRANTY D E E D**

Doc# 2134128004 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 12/07/2021 03:25 PM Pg: 1 of 3

Dec ID 20211101637919  
ST/CO Stamp 2-072-154-768 ST Tax \$270.00 CO Tax \$135.00  
City Stamp 0-461-542-032 City Tax: \$2,835.00

This agreement, made this \_\_\_\_ day of \_\_\_\_\_, 2021, between **ANGELICA CALLEROS**, a \_\_\_\_\_ woman, of the village of Mokena, county of Will, party of the first part, AND **KEVIN M. HUNTER**, a married man, of 9536 Major Ave Oak Lawn County of Cook, State of Illinois, party of the second part,

(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 : FREE SIMPLE

- NOT AS TENANTS IN COMMON BUT AS JOINT TENANTS  
 NOT AS JOINT TENANTS BUT AS TENANTS IN COMMON  
 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: 10653 S. Avenue B. Chicago, IL 60617

PIN: 26-17-204-022-0000

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 2021 and subsequent years.

THIS IS NOT A HOMESTEAD PROPERTY.

  
ANGELICA CALLEROS

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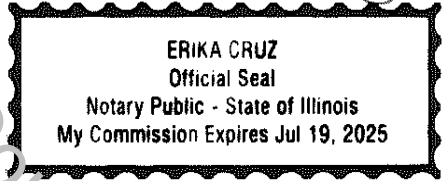
STATE OF ILLINOIS     )  
  )   SS  
COUNTY OF COOK     )

I, the undersigned Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **ANGELICA CALLEROS** personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in persons, and acknowledged that as such, they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 24<sup>th</sup> day of November, 2021.

Commission expires July 19, 2025.

Erika Cruz  
NOTARY PUBLIC



**This instrument prepared by:** Daniel Stefanczuk, Whitacre & Stefanczuk LTD., 6841 W. Belmont Ave., Chicago, IL 60634

MAIL TO:

Kevin Hunter  
9536 Major Ave  
Oak Lawn IL 60453

SEND SUBSEQUENT TAX BILLS TO:

Kevin Hunter  
9536 Major Ave  
Oak Lawn IL 60453

Recorder's Office Box No. \_\_\_\_\_

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American Land Title Association

File Number : 2130823  
Commitment for Title Insurance  
Adopted 6-17-06 Revised 08-01-2016

## EXHIBIT A

**Legal:**

LOT 24 IN BLOCK 1 IN STATE LINE PARK, BEING PETER FOOTE'S SUBDIVISION IN THE NORTHEAST FRACTIONAL 1/4 OF SECTION 17, TOWNSHIP 37 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known address: 10653 S. Avenue B, Chicago, IL 60617

PIN #: 26-17-204-022-0000

PIN #:

PIN #:

Township: Hyde Park

*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 A; Schedule B, Part I-Requirements; (and) Schedule B, Part II-Exceptions; and a counter-signature by the Company or its issuing agent that may be in electronic form).*

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