

UNOFFICIAL COPY

Doc#. 2201913265 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/19/2022 11:51 AM Pg: 1 of 2

WARRANTY DEED

Joint Tenancy
Statutory (ILLINOIS)
(Individual to Individual)

1497896 (100)

Dec ID 20220101693618
ST/CO Stamp 1-825-863-312 ST Tax \$350.00 CO Tax \$175.00
City Stamp 1-693-513-360 City Tax: \$3,675.00

THE GRANTOR, JUAN J. TACURI, married, of the City of Chicago, County of Cook, State of Illinois for and in consideration of Ten (\$10.00) and no/100 DOLLARS, and other valuable consideration in hand paid, CONVEYS and WARRANTS to NANCY PADILLA BORJA AND LISBETH GONZALES PADILLA, both Single of 627 North Laramie Ave., Chicago, Illinois 60644

Not in Tenancy in Common, but in JOINT TENANCY, the following described Real Estate situated in the County of COOK in the State of Illinois, to wit:

LOT 3 (EXCEPT THE NORTH 24 FEET) ALL OF LOT 4 AND 5 (EXCEPT SOUTH 21 FEET) IN HURDFORDS SUBDIVISION OF THE SOUTH 6 ACRES OF NORTH 22 ACRES OF THE WEST 1 / 2 OF THE WEST 1 / 2 OF THE NORTHEAST 1 / 4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: Covenants, conditions, restrictions of record; Private, Public and utility easements, if any; Party wall rights and agreements, if any, existing leases and tenancies; Special taxes or assessments for improvements not yet completed and general real estate taxes for 2021 and subsequent years.

****This Property does not Constitute Homestead Property as to Juan J. Tacuri nor his wife.**** 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 not in tenancy in common, but in joint tenancy forever.

Property Index Number: 16-09-209-034-0000

Property Address: 614 NORTH LECLAIRE AVE., CHICAGO, ILLINOIS 60644

DATED this 11 day of JANUARY 2022

PLEASE
PRINT OR
TYPE NAMES(S)
BELOW
SIGNATURE(S)


JUAN J. TACURI

STEWART TITLE
700 E. Diehl Road, Suite 180
Naperville, IL 60563

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STATE OF ILLINOIS)
)
) SS.
COUNTY OF COOK)

State of Illinois, County of Cook, ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid,

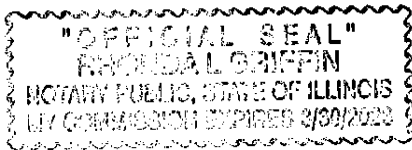
DO HEREBY CERTIFY that

JUAN J. TACURI, Married

personally known to me to be the same person(s) whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said 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 official seal, this 11 day of January 2022

Commission expires 3/30 2023 
Notary Public




This instrument was prepared by J.E. Salgado, & Assoc., Attorney at Law, 547 South Walnut Ridge Ct., Frankfort, Illinois 60423

mail to

Nancy Padilla Borja
614 North LeClaire Ave.,
Chicago, IL. 60644



send subsequent bills to:

Nancy Padilla Borja
614 North LeClaire Ave.,
Chicago, IL. 60644

REAL ESTATE TRANSFER TAX		13-Jan-2022
	CHICAGO:	2,625.00
	CTA:	1,050.00
	TOTAL:	3,675.00 *

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

REAL ESTATE TRANSFER TAX		13-Jan-2022
	COUNTY:	175.00
	ILLINOIS:	350.00
	TOTAL:	525.00

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