

UNOFFICIAL COPY

WARRANTY DEED
Fee Simple



Doc# 2202815054 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 01/28/2022 01:36 PM PG: 1 OF 3

1 of 1
21-151916

THE GRANTOR(S) **Rosa Zenner Torres**, a married woman, of the City of Elmwood Park, County of Cook, State of Illinois, for and in consideration of Ten Dollars (\$10.00) in hand paid, conveys and warrants to **Anthony M. Ramirez**, in Fee Simple, of the County of Cook, the following described real estate situated in the County of Cook in the State of Illinois, to wit:

THE SOUTH 33 FEET OF THE NORTH 67 FEET OF LOT 2 IN FIRST ADDITION TO GREEN OAKS BEING A SUBDIVISION OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. **SEE ATTACHED**


SUBJECT TO: (1) General real estate taxes for the year 2020 and subsequent years. (2) Covenants, conditions and restrictions (3) existing leases and tenancies of record hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 12-36-111-026-0000
Address of Real Estate: 2136 N 76th Ave, Elmwood Park, IL 60707

Dated this 06 day of JANUARY 2022



ROSA ZENNER TORRES



JOSE A. TORRES, JR.
For the Purpose of Waiving Homestead

REAL ESTATE TRANSFER TAX



28-Jan-2022
COUNTY: 175.00
ILLINOIS: 350.00
TOTAL: 525.00

12-36-111-026-0000

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STATE OF ILLINOIS, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Rosa Zenner Torres and Jose A. Torres, Jr.**, personally known to me to be the persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that (they/he/she) signed, sealed, and delivered the said instrument as (their/his/her) free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

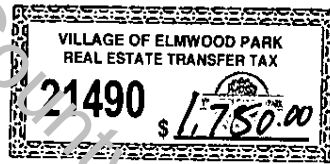
Given under my hand and official seal, this 06 day of JANUARY, 2022.

Beatriz Colon (Notary Public)

Prepared By:
Lopez & Associates, Ltd.
Salvador Lopez
1101 W. Irving Park Rd., Suite 201
Bensenville, Illinois 60106



Mail To:
Anthony M. Ramirez
2136 N. 76th Ave.
Elmwood Park, IL 60707



Grantee: Name and Address of Taxpayer/Address of Property:
Anthony M. Ramirez
2136 N. 76th Ave
Elmwood Park IL 60707

Property of Cook County Clerk's Office

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North American Title Insurance Company

Commitment Number: 21-151926-PTG

EXHIBIT A PROPERTY DESCRIPTION

The land referred to in this Commitment is described as follows:

THE SOUTH 33 FEET OF THE NORTH 67 FEET OF OF LOT 2 IN FIRST ADDITION TO GREEN OAKS BEING A SUBDIVISION OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N.:
12-36-111-026-0000

C.K.A.: 2136 N 76th Ave, Elmwood Park, IL 60707

Property of Cook County Clerk's Office