

1022023-PN 10fs

PREPARED BY:

Nery & Richardson LLC
4258 West 63rd Street
Chicago, Illinois 60629

Doc#: 2203404232 Fee: \$98.00

Karen A. Yarbrough

Cook County Clerk

Date: 02/03/2022 10:23 AM Pg: 1 of 2

Dec ID 20220101691004

ST/CO Stamp 1-254-659-728 ST Tax \$293.00 CO Tax \$146.50

City Stamp 1-576-965-776 City Tax: \$3,076.50

MAIL TAX BILL TO:

Fredy Gamino and Mayra G. Castro
7144 S. Millard Ave.
Chicago, IL 60629

MAIL RECORDED DEED TO:

Guzaldo Law Office
6650 N. Northwest Highway
Chicago, IL 60629

WARRANTY DEED

THE GRANTOR(S), Irving Franco and Brenda Isabel Madrigal Chavez, husband and wife, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, in hand paid, CONVEY(S) and WARRANT(S) to Fredy Gamino and Mayra Castro, not as tenants in common, but as ~~joint tenants with rights of survivorship~~, whose address is 3058 W. 56th St, Chicago, IL 60629, all right, title, and interest in the following described real estate situated in Cook County, Illinois, to wit:

x husband and wife, as tenants by the Entirety

SEE ATTACHED LEGAL DESCRIPTION

Commonly known as: 7144 S. Millard Avenue, Chicago, IL 60629
PIN(s): 19-26-106-036-0000

Subject to: general real estate taxes not due and payable at the time of closing; covenants, conditions and restrictions of record; public and utility easements; all special governmental taxes or assessments confirmed and unconfirmed.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemptions Laws of the State of Illinois.

TO HAVE AND TO HOLD said premises forever.

Dated this 4th Day of January 20 22

Irving Franco

Irving Franco

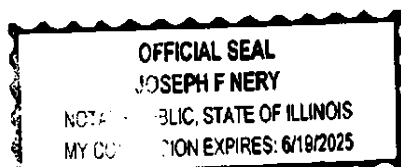
Brenda Isabel Madrigal Chavez

Brenda Isabel Madrigal Chavez

STATE OF Illinois) SS.
COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Irving Franco and Brenda Isabel Madrigal Chavez, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument, as his/her/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 4th Day of January 20 22





Notary Public
My commission expires:

UNOFFICIAL COPY

LOT 21 IN BLOCK 2 IN MARKLEY'S MARQUETTE PARK GARDENS, BEING A SUBDIVISION OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 26, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

19-26-106-036-0000

REAL ESTATE TRANSFER TAX		10-Jan-2022
	CHICAGO:	2,197.50
	CTA:	879.00
	TOTAL:	3,076.50 *
19-26-106-036-0000 20220101691004 1-576-965-776		
* Total does not include any applicable penalty or interest due.		

REAL ESTATE TRANSFER TAX		10-Jan-2022
	COUNTY:	146.50
	ILLINOIS:	293.00
	TOTAL:	439.50
19-26-106-036-0000 20220101691004 1-254-659-728		