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21-64744
WARRANTY DEED
ILLINOIS

Doc#: 2203921503 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 02/08/2022 01:46 PM Pg: 1 of 8

Dec ID 20220101601005
ST/CO Stamp 1-410-060-688 ST Tax \$300.00 CO Tax \$150.00

This instrument was prepared by:
Mark J. Grotto, Esq.
Grotto Law Offices, LLC
655 W Irving Park Rd #811
Chicago, Illinois 60613

THE GRANTORS MARIA CUAJUNCO, widow of Victor Cuajunco, and F. CHRISTIAN CUAJUNCO, a married person, and GABRIEL C. CUAJUNCO, a single person and not a party to a civil union, and NICOLE CUAJUNCO CHRISTMAN, a married person*, of 7855 Kenneth Ave, Skokie, IL, AS SOLE HEIRS AT LAW OR DEVISEES OF VICTOR CUAJUNCO, DECEASED, for and in consideration of TEN and 00/100 DOLLARS (\$10.00), and other good and valuable consideration, in hand paid, do hereby CONVEY and WARRANT unto THE GRANTEE TAMAR WILLIAMS, a single person and not a party to a civil union, of 426 Custer Ave Apt 1, Evanston, IL, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois to wit:

LOT 43 (EXCEPT THE SOUTH 20 FEET) AND LOT 44 IN BLOCK 1 IN THE FIRST ADDITION TO ARTHUR DUNAS 'L' EXTENSION SUBDIVISION OF SECTION 27, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number(s): 10-27-108-045-0000
Address of Real Estate: 7855 Kenneth Ave, Skokie, IL 60076

SUBJECT TO the following, if any: 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 waiving and releasing any and all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises forever.

NON-HOMESTEAD PROPERTY AS TO NICOLE CUAJUNCO CHRISTMAN AND HER SPOUSE AND F. CHRISTIAN CUAJUNCO AND HIS SPOUSE

North American Title Company
1776A S. Naperville Rd #200
Wheaton, IL 60189

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The date of this deed of conveyance is Dated this 24th day of January, 2022.

Maria Cuajunco
Maria Cuajunco

State of _____)
County of _____) SS.

The undersigned, a notary public in and for the above county and state, DOES HEREBY CERTIFY that Maria Cuajunco, 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 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.

Subscribed and sworn to before me

this _____ day of _____, 2022.

See Attached
Notary Public

Doma Insurance Agency of Illinois, Inc.
Commitment No.: 21-64744

Send subsequent tax bills to:
Mr. Tamar Williams
7855 Kenneth Ave
Skokie, IL 60076

Mail recorded document to:
Mr. Tamar Williams
7855 Kenneth Ave
Skokie, IL 60076

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CALIFORNIA JURAT CERTIFICATE

A Notary Public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of SAN DIEGO

Subscribed and sworn to (or affirmed) before me on this 24TH day of JANUARY
2022, by Maria Cuajuno

proved to me on the basis of satisfactory evidence to be the person(*s*) who appeared before me.

WITNESS MY HAND AND OFFICIAL SEAL.

Nicholas P. Bailey
Signature of Notary Public



(Notary Seal)

OPTIONAL INFORMATION

The jurat contained within this document is in accordance with California law. Any affidavit subscribed and sworn to before a notary shall use the preceding wording or substantially similar wording pursuant to Civil Code sections 2199 and 8202. A jurat certificate cannot be affixed to a document sent by mail or otherwise delivered to a notary public, including electronic means, whereby the signer did not personally appear before the notary public, even if the signer is known by the notary public. The seal and signature cannot be affixed to a document without the correct notarial wording. As an additional option an affiant can produce an affidavit on the same document as the notarial certificate wording to eliminate the use of additional documentation.

DESCRIPTION OF ATTACHED DOCUMENT

(Title of document)

Number of Pages _____ (Including jurat)

Document Date _____

(Additional Information)

CAPACITY CLAIMED BY THE SIGNER

- Individual
 Corporate Officer
 Partner
 Attorney-In-Fact
 Trustee
 Other: _____

UNOFFICIAL COPY

The date of this deed of conveyance is Dated this 24 day of January, 2022.

Nicole Cuajunco Christman
Nicole Cuajunco Christman

State of _____)
County of _____) SS.

The undersigned, a notary public in and for the above county and state, DOES HEREBY CERTIFY that Nicole Cuajunco Christman, 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 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, if any.

Subscribed and sworn to before me

this _____ day of _____, 2022.

See Attached
Notary Public

Property of Cook County Clerk's Office

UNOFFICIAL COPY

CALIFORNIA JURAT CERTIFICATE

A Notary Public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of SAN DIEGO

Subscribed and sworn to (or affirmed) before me on this 24TH day of JANUARY
2022, by Nicole Cuajunco Christman

proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

WITNESS MY HAND AND OFFICIAL SEAL.

Nicholas P. Bailey
Signature of Notary Public



(Notary Seal)

OPTIONAL INFORMATION

The jurat contained within this document is in accordance with California law. Any affidavit subscribed and sworn to before a notary shall use the preceding wording or substantially similar wording pursuant to Civil Code sections 1189 and 8202. A jurat certificate cannot be affixed to a document sent by mail or otherwise delivered to a notary public, including electronic means, whereby the signer did not personally appear before the notary public, even if the signer is known by the notary public. The seal and signature cannot be affixed to a document without the correct notarial wording. As an additional option an affiant can produce an affidavit on the same document as the notarial certificate wording to eliminate the use of additional documentation.

DESCRIPTION OF ATTACHED DOCUMENT

(Title of document)

Number of Pages _____ (including jurat)

Document Date _____

(Additional Information)

CAPACITY CLAIMED BY THE SIGNER

- Individual
- Corporate Officer
- Partner
- Attorney-In-Fact
- Trustee
- Other: _____

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The date of this deed of conveyance is Dated this 25th day of Feb January, 2022.

[Signature]
F. Christian Cuajunco

State of IL)
County of COOK) SS.

The undersigned, a notary public in and for the above county and state, DOES HEREBY CERTIFY that F. Christian Cuajunco, 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 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, if any.

Subscribed and sworn to before me

this 25th day of January, 2022.

Jacqueline C. Salgado
Notary Public



Notary Public for Cook County Clerk's Office

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The date of this deed of conveyance is Dated this 24 day of January, 2022.

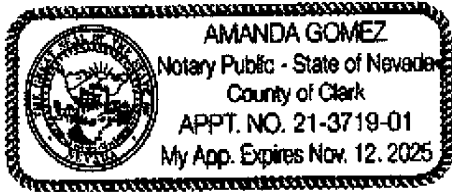
G. Cuajunco
Gabriel C. Cuajunco

State of Nevada)
County of Clark) SS.

The undersigned, a notary public in and for the above county and state, DOES HEREBY CERTIFY that Gabriel C. Cuajunco, 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 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, if any.

Subscribed and sworn to before me

this 24 day of January, 2022.



[Signature]
Notary Public

Notary Public of Clark County Clerk's Office

UNOFFICIAL COPY

15826-21-64744-IL

Property Address: 7855 Kenneth Avenue, Skokie, IL 60076

Parcel ID: 10-27-108-045-0000

Lot 43 (Except the South 20 feet) and Lot 44 in Block 1 in the First Addition to Arthur Dunas 'L' Extension Subdivision of Section 27, Township 41 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois.

Property of Cook County Office

VILLAGE OF SKOKIE ECONOMIC DEVELOPMENT TAX		
PIN: <u>10-27-108-045-0000</u>		
ADDRESS: <u>7855 KENNETH AVE</u>		
		\$ <u>5.00</u> -
<u>16980</u>	<u>1/26/22</u>	<u>M.S.</u>