

# UNOFFICIAL COPY

A91-5217 AB

## WARRANTY DEED GENERAL

Doc#: 2206707656 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 03/08/2022 12:24 PM Pg: 1 of 3

Dec ID 20211201658414  
ST/CO Stamp 1-113-630-096 ST Tax \$455.00 CO Tax \$227.50

Subsequent Tax Bills to:

Jose Luis Mendoza  
3225 S. 53<sup>rd</sup> Ave  
Cicero, IL 60804

Mail to:

Jose Luis Mendoza  
3225 S. 53<sup>rd</sup> Ave  
Cicero, IL 60804

THE GRANTOR(S), **Angelique M. Garzon, a single woman and Omar Sanchez, a single man as tenants in common** of the Cook County, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY AND WARRANT TO: <sup>LUIS</sup> **Jose E. Mendoza** of the City of Cicero, County of COOK, State of IL in the form of ownership: **Fee Simple** all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois to wit:  
*\* an unmarried man*

**LEGAL DESCRIPTION:**

**SEE ATTACHED**

**Commonly known as:** 2723 Ridgeland Ave. Berwyn, IL 60402  
**Permanent Real Estate Index Number:** 16-29-308-008-0000

Subject to real estate taxes not yet due and payable, covenants, conditions, and restrictions of record and building lines and easements as exist, 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.

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

Dated: 16<sup>th</sup> day of NOVEMBER, 20 21.

Angelique M. Garzon  
**Angelique M. Garzon**  
Omar Sanchez  
**Omar Sanchez**

THE CITY OF  REAL ESTATE  
BERWYN, IL THE CITY OF HOMES TRANSFER TAX  
K.A. #4556.00 3-2-22  
COLLECTION DEPARTMENT

# UNOFFICIAL COPY

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 Angelique M. Garzon and Omar Sanchez, signed are personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he/she signed, sealed and delivered the said instrument as his/her free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 16<sup>th</sup> day of NOVEMBER, 20 21.



[Signature]  
NOTARY PUBLIC

Commission expires Jan 29, 20 22

**This instrument was prepared by**  
**Chicagoland Property Law, LLC.**  
Frank Panzica Attorney at Law  
5521 N. Cumberland Ave,  
Suite 1120  
Chicago, IL 60656

REAL ESTATE TRANSFER TAX		07-Mar-2022
COUNTY	ILLINOIS	277.50
TOTAL		662.00

16-29-308-008-0000 | 20211201658414 | 1-13-630-096

PROPERTY OF COOK COUNTY CLERK'S OFFICE

# UNOFFICIAL COPY

## LEGAL DESCRIPTION

LOT 33 IN BLOCK 4 IN GREELEY'S ADDITION TO BERWYN IN THE SOUTHWEST 1/4 OF SECTION 29, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office