

# UNOFFICIAL COPY

Doc#: 2206707773 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 03/08/2022 01:22 PM Pg: 1 of 3

Dec ID 20220301641889  
ST/CO Stamp 1-245-357-456 ST Tax \$230.00 CO Tax \$115.00

## WARRANTY DEED ILLINOIS STATUTORY

### THE GRANTORS (NAME AND ADDRESS)

Hugo Arroyo and Angelica M. Arroyo  
14640 Tripp Avenue  
Midlothian, IL 60445

(The Above Space for Recorder's Use Only)

THE GRANTORS Hugo Arroyo and Angelica M. Arroyo, a married couple, of 14640 Tripp Avenue, Midlothian, IL 60445 for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEY AND WARRANT to David Lanzafame, a single person and Graciela Diaz, a single person, of 600 Charleston Street, Oak Forest, IL 60452, as JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP, in fee simple forever, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

**SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"**  
Permanent Index Number(s): 28-10-225-017-0000

Property Address: 14640 Tripp Avenue, Midlothian, IL 60445

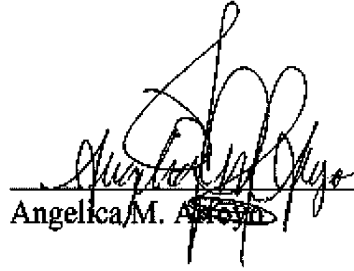
Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois

**SUBJECT TO:** 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.

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Dated this 24<sup>th</sup> day of February, 2022.

  
\_\_\_\_\_  
Hugo Arroyo

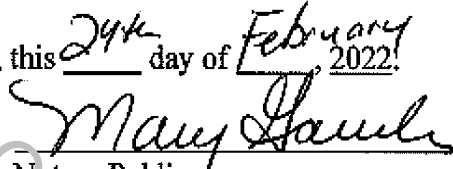
  
\_\_\_\_\_  
Angelica M. Arroyo

STATE OF ILLINOIS            )  
  ) SS,  
COUNTY OF COOK            )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Hugo Arroyo and Angelica M. Arroyo 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 in the 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 notarial seal, this 24<sup>th</sup> day of February, 2022.



  
\_\_\_\_\_  
Notary Public



**VILLAGE OF MIDLOTHIAN**  
Real Estate Payment Stamp

**5719**

THIS INSTRUMENT PREPARED BY  
David Courtright  
Courtright Law, LLC  
12624 S. Ridgeland Avenue  
Palos Heights, IL 60463

MAIL TO:

SEND SUBSEQUENT TAX BILLS TO:

David Lanzafame and Graciela Diaz  
14640 Tripp Avenue  
Midlothian, IL 60445

# UNOFFICIAL COPY

15822-22-20921-IL

Property Address: 14640 Tripp Avenue, Midlothian, IL 60445

Parcel ID: 28-10-225-017-0000

LOT 8 IN BLOCK 26 IN MANUS MIDLOTHIAN PARK, A SUBDIVISION, OF THE NORTHEAST 1/4 OF SECTION 10, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 23, 1923 AS DOCUMENT 7992748, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office