

# UNOFFICIAL COPY

Doc#: 2209734012 Fee: \$98.00

Karen A. Yarbrough

Cook County Clerk

Date: 04/07/2022 09:30 AM Pg: 1 of 3

Dec ID 20220301660660

ST/CO Stamp 0-608-248-720 ST Tax \$232.00 CO Tax \$116.00

## WARRANTY DEED -

Mail To:

ROSE M. SEPILO  
1807 N. BROADWAY  
MELROSE PK. ILL 60160

Send tax bill to:

JOSE L. SUAREZ  
1528 VICTORIA AVE  
BERKELEY, ILL 60163

### THE GRANTOR(S):

RUSSELL W. COOK, a single man,  
of the Village/City/Town of  
Berkeley, County Parish of Cook,  
State of Illinois, for and in  
consideration of TEN and NO/100 -  
Dollars, in hand paid, CONVEY(S)  
and WARRANT(S) to:

===== For Recorder's Use =====

Of Jose L. Suarez and Teresa Suarez  
2505 MAPLE FRANKLIN PARK, ILL 60131

Husband and Wife as Tenants by the Entirety, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

Commonly known as: 1528 Victoria Ave, Berkeley, IL 60163

P.I.N. (s): 15-07-118-019-0000

(See attached legal description.)

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

SUBJECT TO: General real estate taxes not due and payable at the time of closing, covenants, conditions, and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the Real Estate.

**FIRST AMERICAN TITLE**  
**FILE # AF1022035**

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DATED THIS 23<sup>rd</sup> DAY OF March, 2022.

Russell W. Cook BY Leonard G. Cook  
RUSSELL W. COOK by Leonard G. Cook, as attorney in fact  
as Attorney in Fact

ss: State of Illinois, County/Parish of DuPage ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that RUSSELL W. COOK by Leonard G. Cook, as Attorney in Fact, personally known to me to be the same person(s) whose name(s) 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/hers/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 official seal this 23<sup>rd</sup> day of March, 2022.

Commission expires 11/8/22  
Valerie A. Ewoldt

This instrument was prepared by:  
Valerie A. Ewoldt  
Attorney at Law  
53 Saint Charles Road Ste 101  
Villa Park, Illinois 60181

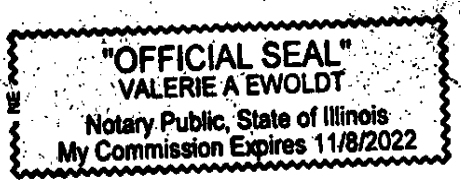
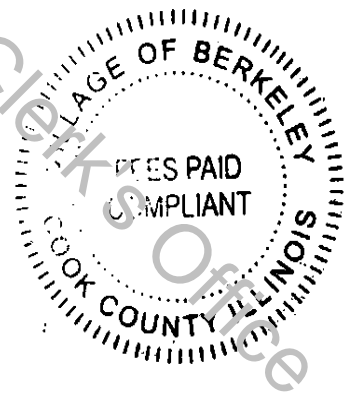


EXHIBIT A

# UNOFFICIAL COPY

## LEGAL DESCRIPTION

Legal Description: LOT 15 IN BLOCK 7 IN VENDLEY'S BERKELEY HIGHLANDS UNIT NO. 3, A SUBDIVISION OF PART OF FRACTIONAL NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 15-07-118-019-0000 (Vol. 157)

Property Address: 1528 Victoria, Berkeley, Illinois 60163

Property of Cook County Clerk's Office