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Doc# 2209845052 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 04/08/2022 11:06 AM Pg: 1 of 3

Dec ID 20220301644340
ST/CO Stamp 0-817-646-992 ST Tax \$300.00 CO Tax \$150.00
City Stamp 0-680-611-216 City Tax: \$3,150.00

1022782 10P2
WARRANTY DEED
ILLINOIS STATUTORY

THE GRANTOR, Gerald J. Bradford, a married man, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to Sergio Moran, a/n married man 2214 W 23rd St, Chicago, IL, of the County of Cook all interest in the following described Real Estate situated in the County of Cook in the State of IL, to wit:

LOT 16 IN BLOCK 15 IN ENGLEFIELD BEING A SUBDIVISION OF THE SOUTHEAST 1/4 OF SECTION 30, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: Covenants, conditions, restrictions of record, private, public and utility easements and roads and highways, if any, special taxes or assessments for improvements not yet completed, any unconfirmed special tax assessment, installments not due at the date hereof or any special tax or assessment for improvements heretofore completed, general taxes for 2021 and subsequent years.

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

Permanent Real Estate Index Number: 20-30-416-036-0000.

Address of Real Estate: 7646 South Hermitage Avenue, Chicago, IL 60620.

Dated this 16th day of February, 20 22.

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REAL ESTATE TRANSFER TAX	18-Mar-2022
CHICAGO:	2,250.00
CTA:	900.00
TOTAL:	3,150.00 *

20-30-416-036-0000 | 20220301644340 | 0-680-611-216

* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX	18-Mar-2022
COUNTY:	150.00
ILLINOIS:	300.00
TOTAL:	450.00

20-30-416-036-0000 | 20220301644340 | 0-817-646-992

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Gerald J. Bradford
Gerald J. Bradford

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, **Gerald J. Bradford**, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the 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.

Given under my hand and official seal, this 10th day of February, 20 21

[Signature]
(Notary Public)

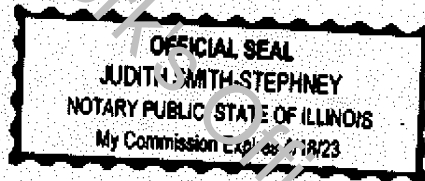


April T. Bradford
April T. Bradford

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, **April T. Bradford**, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the 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.

Given under my hand and official seal, this 10th day of February, 20 21

[Signature]
(Notary Public)



Prepared by:
Dionna Reynolds, Esq.
The Law Office of Dionna Reynolds
9721 West 165th Street, Suite 22
Orland Park, IL 60467

Mail to:
Sergio Moran
7646 S. Hermitage Ave.
Chicago, IL 60620

Name and Address of Taxpayer:
Sergio Moran
7646 S Hermitage Ave.
Chicago, IL 60620

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20-30-416-036-0000

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TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY,
ILLINOIS.

Property of Cook County Clerk's Office