

# UNOFFICIAL COPY

## WARRANTY DEED

### ILLINOIS STATUTORY Individual to Joint Tenancy

Doc#. 2211747055 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 04/27/2022 12:39 PM Pg: 1 of 4

Dec ID 20220401690579  
ST/CO Stamp 1-991-255-952 ST Tax \$380.00 CO Tax \$190.00

GRANTOR(S): **ALEXANDRA TORRES**, an unmarried woman, of the Village of Elmwood Park, County of Cook, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to **ALEXANDER V. ESPINOZA and MICHELLE E. YANEZ, husband and wife**, of 2301 N. 73<sup>rd</sup> Court, Elmwood Park, Illinois 60707, not in Tenancy in Common, but in **JOINT TENANCY**, all interest in the following described Real Estate situated in County of Cook, in the State of Illinois, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

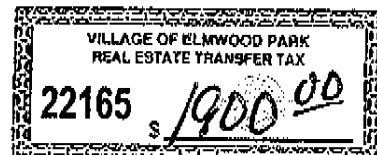
**PIN: 12-25-320-040-0000**  
**ADDRESS: 2501 N. EAST BROOK ROAD, ELMWOOD PARK, ILLINOIS 60707**

SUBJECT TO: (1) General real estate taxes not due and payable at the time of closing.  
(2) Covenants, conditions, and restrictions of record.  
(3) Building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the Real Estate.

Hereby, releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois, and **TO HAVE AND TO HOLD** said premises not in Tenancy in Common, but in **JOINT TENANCY**, forever.

DATED this 25<sup>th</sup> day of April, 2022.

  
\_\_\_\_\_  
ALEXANDRA TORRES

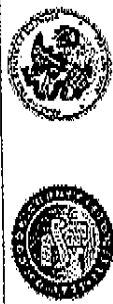




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Property of Cook County Clerk's Office

COUNTY:	190.00
ILLINOIS:	380.00
TOTAL:	570.00



12-25-320-040-0000 | 20220401690579 | 1-991-255-952

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**LEGAL DESCRIPTION:**

LOT 80 (EXCEPT THE NORTH 69 FEET THEREOF AND EXCEPT THE EAST 125 FEET THEREOF) IN MONT CLARE HOME ADDITION, SAID ADDITION BEING A SUBDIVISION OF THAT PART OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 25, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF THE SOUTH LINE OF THE RIGHT OF WAY OF CHICAGO, MILWAUKEE AND ST. PAUL RAILWAY COMPANY, IN COOK COUNTY, ILLINOIS

**PIN AND PROPERTY ADDRESS FOR INFORMATIONAL PURPOSES ONLY:**

12-25-320-040-0000  
2501 N. EAST BROOK RD, ELMWOOD PARK, IL 60707

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