

**WARRANTY DEED  
ILLINOIS STATUTORY**

764791  
Property



Doc# 2211712044 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 04/27/2022 02:23 PM PG: 1 OF 5

(The Above Space for Recorder's Use Only)

THE GRANTORS Roberto Herrera and Estrella Herrera, husband and wife, of 11231 S. Fairfield, Chicago, IL 60655 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 Jennifer R. Richards, an unmarried woman, of 6121 W. Rosedale Ave, Garden, Chicago, IL 60646, in fee simple forever, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

**LOT 3 (EXCEPT THE SOUTH 60 FEET AND EXCEPT THE WEST 159 FEET), IN BLOCK 4, IN ROBERTSON AND YOUNG'S SECOND ADDITION TO MORGAN PARK, BEING A SUBDIVISION OF THE SOUTH 100 ACRES, EXCEPT THE NORTH 60 RODS OF THE WEST 40 RODS AND EXCEPT THE NORTH 831 FEET OF SAID 100 ACRES LYING EAST OF THE WEST 40 RODS OF THE NORTHEAST QUARTER OF SECTION 23, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

Permanent Index Number(s): 24-23-216-053-0000 and 24-23-216-081-0000


Property Address: 11426 S. Kedzie Ave., Chicago, IL 60655

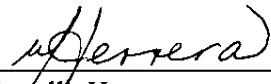
**SUBJECT TO:** Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois; covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due and payable at the time of Closing.

S ✓  
P 5  
S ✓-1  
SC ✓  
INT ✓

# UNOFFICIAL COPY

Dated this 15 day of April, 2022.

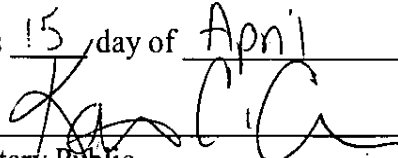
  
Roberto Herrera

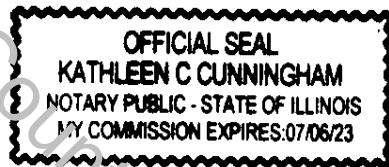
  
Estrella Herrera

STATE OF ILLINOIS           )  
  ) SS,  
COUNTY OF WILL            )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Roberto Herrera and Estrella Herrera 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 15 day of April, 2022.

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



THIS INSTRUMENT PREPARED BY  
Cross Town Legal  
19201 S. LaGrange Road, Suite 205  
Mokena, IL 60448

MAIL TO:

Nolan Law  
7133 W Higgins  
Chicago, IL 60656

SEND SUBSEQUENT TAX BILLS TO:

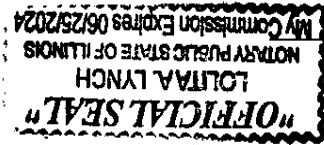
Jennifer R. Richards  
11426 S. Kedzie Ave.  
Chicago, IL 60655

# UNOFFICIAL COPY

STATE OF ILLINOIS )  
                                  ) SS  
COUNTY OF COOK    )

I, the undersigned, A Notary Public in an for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Joseph F. Sochacki, Vice President and Trust Officer and Danielle McKinley, Assistant Trust Officer personally known to me to be the same persons whose names are subscribed to the foregoing instruments in the capacities shown, appeared before me this day in person, and acknowledged signing, sealing and delivering the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notary seal, this 19TH day of APRIL 2022.



*Loretta Lynch*  
\_\_\_\_\_  
Notary Public

MAIL RECORDED DEED TO:

ROSALIND J. RODRIGUEZ  
27451 W. IL-176  
WAUCONDA, IL 60084

FORWARD TAX BILLS TO:



This instrument was prepared by: Joseph F. Sochacki, Vice President and Trust Officer Parkway Bank & Trust Company, 4800 N. Harlem Ave., Harwood Heights, IL 60706

Property of Cook County Clerk's Office

UNOFFICIAL COPY

**REAL ESTATE TRANSFER TAX**

20-Apr-2022



**CHICAGO:**

2,287.50

**CYA:**

915.00

**TOTAL:**

3,202.50

24-23-216-053-0000

20220301668631

1-421-884-304

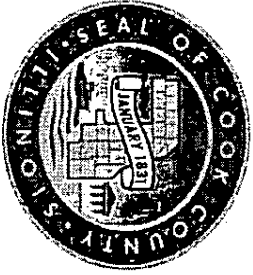
\* Total does not include any applicable penalty or interest due

Property of County Clerk's Office

UNOFFICIAL COPY

REAL ESTATE TRANSFER TAX

20-Apr-2022



COUNTY:	152.50
ILLINOIS:	305.00
TOTAL:	457.50

24-23-216-053-0000

20220301668631

0-885-013-392

Property of Cook County Clerk's Office