

Citywide Title Corporation
11 W. Washington Street
Suite 1280
Chicago IL 60602

WARRANTY DEED

UNOFFICIAL COPY



7047 765007

MAIL TO:

Nicolas Godinez
3741 W. 85th Place
Chicago IL 60652

NAME AND ADDRESS

Nicolas Godinez
3741 W. 85th Place
Chicago, IL 60652

Doc# 2212513016 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 05/05/2022 12:07 PM PG: 1 OF 5

THE GRANTOR (S), **Omar Ramirez**, divorced and not since remarried for and in consideration of TEN DOLLARS AND 00/00 (\$10.00) and other good and valuable consideration in hand paid, CONVEYS AND WARRANTS unto **Nicolas Godinez**, a single man man from the address 3852 W 61st, Chicago IL 60629 all interests in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 88 (EXCEPT THE WEST 10 FEET THEREOF) AND LOT 89 (EXCEPT THE EAST 10 FEET THEREOF), IN 87TH AND CRAWFORD HIGHLANDS, BEING A SUBDIVISION OF LOTS 1 TO 3 IN JATELY AND BOYER'S RESUBDIVISION OF THE SOUTH HALF OF THE SOUTHWEST QUARTER OF SECTION 35, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 19-35-328-045-0000
Property Address: 3741 W. 85th Place, Chicago, Illinois 60652

Hereby releasing 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 for general taxes for tax year 2021 and subsequent years.

DATED THIS 28 DAY OF APRIL 2022

Omar Ramirez

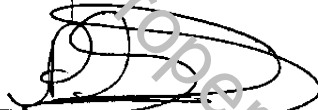
Cook County Clerk's Office

WARRANTY DEED UNOFFICIAL COPY

STATE OF ILLINOIS)
)SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Omar Ramirez** subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 28 day of APRIL 2022.



NOTARY PUBLIC

My commission expires:



NAME and ADDRESS OF PREPARER:

ERIC S. SANDER
SANDER LAW OFFICES
8532 SCHOOL STREET
MORTON GROVE, IL. 60053
847-965-4852
ERIC@SANDERLEGAL.COM

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File No: 765101

EXHIBIT "A"

LOT 88 (EXCEPT THE WEST 10 FEET THEREOF) AND LOT 89 (EXCEPT THE EAST 10 FEET THEREOF), IN 87TH AND CRAWFORD HIGHLANDS, BEING A SUBDIVISION OF LOTS 1 TO 3 IN HATELY AND BOYER'S RESUBDIVISION OF THE SOUTH HALF OF THE SOUTHWEST QUARTER OF SECTION 35, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

This page is only a part of a 2016 ALTA® Commitment for Title Insurance. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I-Requirements; and Schedule B, Part II-Exceptions.

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REAL ESTATE TRANSFER TAX

03-May-2022



CHICAGO:

1,650.00

CTA:

660.00

TOTAL:

2,310.00

19-35-328-045-0000 | 20220401697766 | 0-311-506-832

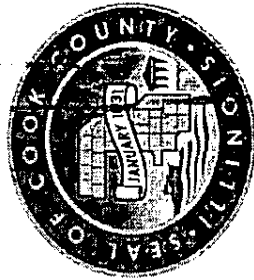
* Total does not include any applicable penalty or interest due

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REAL ESTATE TRANSFER TAX

03-May-2022



COUNTY:
ILLINOIS:
TOTAL:

110.00
220.00
330.00

19-35-328-045-0000

20220401697766

1-648-285-584

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