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2202S0302773

Doc# 2212901124 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/09/2022 08:14 AM Pg: 1 of 4

Dec ID 20220501601891
ST/CO Stamp 1-235-384-208 ST Tax \$730.00 CO Tax \$365.00
City Stamp 2-120-513-424 City Tax: \$7,665.00

4/6

WARRANTY DEED

STATUTORY (ILLINOIS)

Individual or Limited Liability Company

THE GRANTORS, ALFRED R. TELLEZ,
married to LOURDES TELLEZ, his wife,
JORGE E. TELLEZ, a Widower, by CESAR
A. TELLEZ, as his Attorney-in-Fact, JOSE M.
TELLEZ, married to TERESA TELLEZ, his wife,
By CESAR M. TELLEZ, as his Attorney-in-Fact,
CESAR A. TELLEZ, a Bachelor, ,
never been married, MARIO TELLEZ,
Divorced and not since remarried, JUAN A.
TELLEZ, married to MYORINA TELLEZ,
his wife, by CESAR A. TELLEZ, his Attorney-in-
Fact,

(The Above Space for Recorder's Use Only)

of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN AND NO/100
(\$10.00) DOLLARS, and other good and valuable considerations in hand paid, CONVEY and WARRANT
to:

POCI 1 LLC, a Limited Liability Company, created and existing under and by virtue of the Laws of the
State of Illinois, having its principal office at the following address:

15176 HAWTHORNE LANE, LAKESIDE, MICHIGAN, 49116,

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

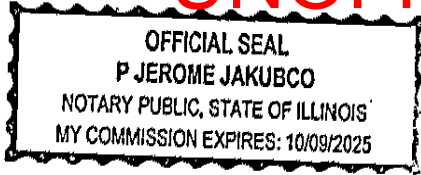
See attached Exhibit "A" for legal description.

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

SUBJECT TO: All covenants, conditions, and restrictions of record, and General Real Estate Taxes for
2021 and subsequent years.

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NOTARY SEAL

P. Jerome Jakubco
NOTARY PUBLIC

Commission expires 10-9- 20 25

This Instrument was prepared by: **JAKUBCO RICHARDS & JAKUBCO P.C.**
2224 WEST IRVING PARK ROAD
CHICAGO, ILLINOIS 60618

MAIL TO:

POCI 1 LLC
15176 Hawthorne Lane
Lakeside MI 49116

SEND SUBSEQUENT TAX BILLS TO:

Same as above

Property of Cook County Clerk's Office

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Permanent Real Estate Index Number(s): 14-20-118-029-0000

Address of Real Estate: 3748 NORTH RACINE AVENUE, CHICAGO, ILLINOIS 60613-3816

DATED this 28th day of APRIL, 2022.

Cesar A. Tellez (SEAL)
ALFRED R. TELLEZ

José M. Tellez by Cesar A. Tellez (SEAL)
as his attorney in fact
JOSE M. TELLEZ, by CESAR A. TELLEZ,
as his Attorney-in-Fact

Mario Tellez (SEAL)
MARIO TELLEZ

Jorge E. Tellez by Cesar A. Tellez (SEAL)
as his attorney in fact
JORGE E. TELLEZ, by CESAR A. TELLEZ,
as his Attorney-in-Fact

Cesar A. Tellez (SEAL)
CESAR A. TELLEZ

Juan A. Tellez by Cesar A. Tellez (SEAL)
as his attorney in fact
JUAN A. TELLEZ, by CESAR A. TELLEZ,
As his Attorney-in-Fact

STATE OF ILLINOIS)
) SS,
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that ALFRED R. TELLEZ, JORGE E. TELLEZ, by CESAR A. TELLEZ, as his Attorney-in-Fact, JOSE M. TELLEZ, by CESAR A. TELLEZ, as his Attorney-in-Fact, MARIO TELLEZ, & JUAN A. TELLEZ, by CESAR A. TELLEZ, as his Attorney-in-Fact, 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 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.

This is not Homestead Property for: LOURDES TELLEZ, TERESSA TELLEZ & MYORINA TELLEZ.

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

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EXHIBIT "A"

LOT 9² IN THE SUBDIVISION OF BLOCK 7 AND THAT PART LYING WEST OF RACINE AVENUE OF BLOCK 8 IN EDSON SUBDIVISION IN THE NORTH HALF OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 14-20-118-029-0000

COMMONLY KNOWN AS: 3748 NORTH RACINE AVENUE
CHICAGO, ILLINOIS 60613-3816

Property of Cook County Clerk's Office