

# UNOFFICIAL COPY

Doc#. 2214007039 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 05/20/2022 06:17 AM Pg: 1 of 2

Dec ID 20220501617904  
ST/CO Stamp 1-107-173-264 ST Tax \$350.00 CO Tax \$175.00  
City Stamp 1-587-879-824 City Tax: \$3,675.00

## WARRANTY DEED

Joint Tenant

File No: 22149640 <sup>1/2</sup>

THIS INDENTURE WITNESSETH, that the Grantor(s), Elva Martinez, married to Jose Gutierrez, of the County of Cook and State of Illinois for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations, the receipt of which is hereby acknowledged, CONVEY(S) and WARRANT(S) TO Agnieszka Lopez and Ashley Lopez, 3135 North Cicero Avenue #3 Chicago, IL 60641 (Grantee's Address), not as Tenants in Common but as Joint Tenants, the following described real estate, to-wit:

LOT 5 IN HULBERT FULLERTON AVENUE HIGHLANDS SUBDIVISION NUMBER 30 BEING A SUBDIVISION OF THE NORTHWEST 1/4 OF SECTION 28, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Permanent Real Estate Index Number: 13-28-113-026-0000

Address of Real Estate: 5226 W. Nelson St, Chicago, IL 60641

Subject to the following restrictions: a) all taxes and special assessments for the year 2021 and thereafter; b) zoning laws and ordinances; c) covenants, conditions, restrictions of record and easements for the use of public utilities; d) roads and highways; situated in the State of Illinois.

**THIS IS NOT HOMESTEAD PROPERTY.**

Dated this <sup>11<sup>th</sup></sup> Day of May, 2022

  
Elva Martinez

Old Republic National Title  
9601 Southwest Highway  
Oak Lawn, IL 60453


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STATE OF Illinois )

COUNTY OF Cook ) ss.

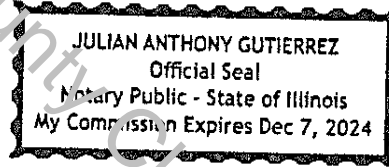
I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT, Elva Martinez, personally known to me to be the same person(s) whose names are subscribed to the foregoing instrument, as having executed the same, appeared before me this day in person and acknowledged that (he/she/they) signed, sealed, and delivered the said instrument as (his/her/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 11<sup>th</sup> day of May, 2022.

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

This Instrument was prepared by:

Amanda S. Grantham  
5517 W Adams St  
Chicago IL 60644






Future Tax Bills to:

ASHLEY LOPEZ  
5226 W. NELSON ST  
CHICAGO, IL 60641

After recording return document to:

STEVEN M. SHAPIRO, PC.  
5105 TOLLVIEW DR # 265  
ROLLING MEADOWS, IL 60008

REAL ESTATE TRANSFER TAX		16-May-2022	
	COUNTY:		175.00
	ILLINOIS:		350.00
	TOTAL:		525.00
13-28-113-026-0000   20220501617904   1-107-173-264			

REAL ESTATE TRANSFER TAX		16-May-2022	
	CHICAGO:		2,625.00
	CTA:		1,050.00
	TOTAL:		3,675.00 *
13-28-113-026-0000   20220501617904   1-587-879-824			

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