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Doc#. 2215118243 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 05/31/2022 12:46 PM Pg: 1 of 3

Dec ID 20220501630491

ST/CO Stamp 2-040-365-136 ST Tax \$405.00 CO Tax \$202.50

City Stamp 0-966-623-312 City Tax: \$4,252.50

WARRANTY DEED

Ricardo Cifuentes, a single man, 5210 N. Winthrop, Unit 3, Chicago, IL 60640 ("Grantor") for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration, CONVEY(S) and WARRANT(S) to Lendyll Capitulo, 2859 N. Newland, Chicago, IL 60634 ("Grantee"), the following described real estate situated in the County of Cook in the State of Illinois, to wit:

See attached legal description

Permanent Real Estate Index Number: 14-08-210-026-1014

Address of Real Estate: 5210 N. Winthrop Ave., Unit 3, Chicago, IL 60640

SUBJECT TO: 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 done by or suffered through Buyer; and general real estate taxes not yet due and payable at the time of closing

hereby releasing any claim which Grantor may have under the Homestead Exemption Laws of the State of Illinois.

REAL ESTATE TRANSFER	TAX 31-May-2022	
REAL ESTATE TRANSPORT	COUNTY:	202.50
	ILLINOIS:	405.00
	TOTAL:	607.50
14-08-210-026-1014	20220501630491 2-040-365-136	

REAL ESTATE TRANSFER TAX		31-May-2022
	CHICAGO:	3,037.50
	CTA:	1,215.00
	TOTAL:	4,252.50
14-08-210-026-1014	1 20220501630491	0-966-623-312

^{*} Total does not include any applicable penalty or interest due.

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Dated: 5/25, 2022

Ricardo Cifuentes

STATE OF SS)
COUNTY OF (STATE)

ACKNOWLEDGMENT

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DOES HEREBY CERTIFY, that Ricardo Cifuentes is personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed and delivered the said insurament, as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and under this seal this day of

2022

Official Seal
Teresa Lynn West
Notary Public State of Illinois
My Commission Expires 09/18/2024
Commission expires:

Prepared By:

Matthew Rich, Esq. Braun & Rich, PC 4301 Damen Avenue Chicago, Illinois 60618

Return to after recording and MATL TO;
Name and Address of Taxpayer:
Lendyll Capitulo
5210 N. Winthrop Ave.
Unit 3
Chicago, IL 60640

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EXHIBIT "A"

Situated in the County of Cook, State of Illinois, to wit:

Parcel 1:

Unit 5210-3, together with its undivided percentage interest in the common elements in 5206-12 North Winthrop Condominium, as delineated and defined in the declaration recorded September 13, 2007 as Document Number 0725603000, of Section 8, Township 40 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

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ine exclusive right to the condominium recorded as L.

PIN(S): 14-08-210-026-1014.

PIN(S): 0. Contract Co