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Doc#: 2215421250 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/03/2022 10:09 AM Pg: 1 of 3

Dec ID 20220501628333
ST/CO Stamp 1-039-499-344 ST Tax \$350.00 CO Tax \$175.00

WARRANTY DEED

THIS DOCUMENT WAS PREPARED BY:



(The Above Space for Recorder's Use Only)

THE GRANTOR REAL EQUITIES, INC., an Illinois Corporation, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS AND WARRANTS to **Raymundo Martinez, and Guadalupe Reyes**, *husband + wife*, in fee simple forever, *as tenants by the entirety*, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Permanent Index Number(s): 16-17-102-031-0000

Property Address: 529 South Harvey Avenue, Oak Park, IL 60304

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.

Dated this 26th day of May 2022.

Real Equities, Inc.

By: *Jack Richter*
JACK RICHTER, PRESIDENT

Real Estate Transfer Tax

\$2,800.00




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STATE OF ILLINOIS)
) SS,
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT JACK RICHTER, 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 it signed, sealed and delivered in the instrument as its 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 26th day of May, 2022.



[Signature]

Notary Public

THIS INSTRUMENT PREPARED BY



Stephan L. Kalka
7501 W Irving Park Rd #2
Chicago, IL 60634

MAIL TO:

Vincent Giuliano
7222 West Cermak Road *Ste 701*
North Riverside, IL 60546

SEND SUBSEQUENT TAX BILLS TO:

Raymundo Martinez and Guadalupe Reyes
~~529 South Harvey Avenue~~ *575 S Kenilworth*
Oak Park, IL 60304 *Ave*

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EXHIBIT A LEGAL DESCRIPTION

LOT 235 AND LOT 236 IN HIGHLANDS, A SUBDIVISION OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office