

# UNOFFICIAL COPY

Doc#: 2215745008 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 06/06/2022 10:16 AM Pg: 1 of 3

Dec ID 20220501610225  
ST/CO Stamp 0-053-850-000 ST Tax \$480.00 CO Tax \$240.00

## WARRANTY DEED ILLINOIS STATUTORY

(The Above Space for Recorder's Use Only)

THE GRANTOR **Christian Carrera**, a single man, 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 **Evelyn Ramirez**, \*, of \*\*, 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): 16-21-422-011-0000


Property Address: 1921 S. 49th Ave, Cicero, IL 60804



\*Grantee Marital Status: **an unmarried woman**

\*\*Grantee Address Before Closing: **4241 S. California Ave Chicago, IL 60629**

**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 general real estate taxes not due and payable at the time of Closing.

**This is not Homestead property.**

T O W N O f C I C E R O		Address: 1921 S 49TH AVE	<b>Real Estate Transfer Tax</b>
		Date: 05/10/2022 Stamp #: 2022-8761 By: mgarcia	\$4,800.00 Payment Type: Credit Compliance #: 2022-NOHZXTB4

REAL ESTATE TRANSFER TAX		16-May-2022
		COUNTY: 240.00
		ILLINOIS: 480.00
		TOTAL: 720.00
16-21-422-011-0000		20220501610225   0-053-850-000

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Dated this 10<sup>th</sup> day of May, 2022.

[Signature]  
Christian Carrera

STATE OF ILLINOIS            )  
  ) SS,  
COUNTY OF COOK            )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Christian Carrera personally known to me to be the same person whose name are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered in the 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.

Given under my hand and notarial seal, this 10<sup>th</sup> day of May, 2022.



[Signature]  
Notary Public

THIS INSTRUMENT PREPARED BY  
Brian Tierney  
Attorney at Law  
6348 S Central Ave  
Chicago, IL 60638

MAIL TO:  
Dreyfus LAW GROUP  
2040 N. Harlem Ave  
Elmwood Park, IL 60707

SEND SUBSEQUENT TAX BILLS TO:  
Evelyn Ramirez  
1921 S. 49th Ave  
Cicero, IL 60804

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## EXHIBIT A LEGAL DESCRIPTION

LOT 30 IN BLOCK 2 IN ELAINE SUBDIVISION OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 (EXCEPT THAT PART TAKEN FOR STREETS) IN SECTION 21, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office