

# UNOFFICIAL COPY

Doc#: 2216421289 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 06/13/2022 12:52 PM Pg: 1 of 2

Dec ID 20220501609241  
ST/CO Stamp 0-097-046-608 ST Tax \$145.00 CO Tax \$72.50

## WARRANTY DEED

Joint Tenant

File No: 22148553

THIS INDENTURE WITNESSETH, that the Grantor(s), Carolyn Falls, not married, of the Village of Tinley Park, County of Cook, 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 Abel Trujillo, Jr., not married, and Nina Deffala, not married, of the Village of Tinley Park, County of Cook, State of Illinois, not as Tenants in Common but as Joint Tenants, the following described real estate, to-wit:

UNIT NO. 7931-3B TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN TINLEY WEST CONDOMINIUM NUMBER 3 AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 26258436, IN THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 25, TOWNSHIP 36 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 27-25-104-026-1006

Address of Real Estate: 7931 Paxton Ave Unit 3B, Tinley Park, IL 60477

Subject to the following restrictions: general real estate taxes not due and payable at the time of Closing; 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; terms and provisions of the Declaration of Condominium and all amendments; public and utility easements including any easements established by or implied from the Declaration of Condominium or amendments thereto; party wall rights and agreements; limitations and conditions imposed by the Governing Law; installments due after the date of Closing of general assessments established pursuant to the Declaration of Condominium.

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

22148553 1/2

Old Republic Title  
9601 Southwest Highway  
Oak Lawn, IL 60453

# UNOFFICIAL COPY

Dated this 17<sup>th</sup> Day of May, 2022

Carolyn Falls

Carolyn Falls

STATE OF ILLINOIS            )  
COUNTY OF COOK            )     ss.

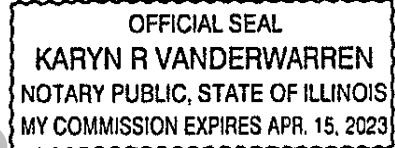
I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT , Carolyn Falls, personally known to me to be the same person(s) whose names are subscribed to the foregoing instrument, as having executed the same, appeared before me this day in person and acknowledged 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 17<sup>th</sup> day of May, 2022

Karyn R. Vanderwarren  
Notary Public



This Instrument was prepared by:

Karyn R. Vanderwarren  
120 E. Ogden Avenue, Suite 124  
Hinsdale, IL 60521



Future Tax Bills to:  
Abel Trujillo and Nina Deffala  
7931 Paxton Ave. Unit 3B  
Tinley Park, IL 60477

After recording return document to:  
Abel Trujillo and Nina Deffala  
7931 Paxton Ave. Unit 3B  
Tinley Park, IL 60477

REAL ESTATE TRANSFER TAX		10-JUN-2022
	COUNTY:	72.50
	ILLINOIS:	145.00
	TOTAL:	217.50
27-25-104-026-1006   20220501609241   0-097-046-608		