

UNOFFICIAL COPY

Doc#. 2217434097 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/23/2022 11:25 AM Pg: 1 of 3

Dec ID 20220601647765
ST/CO Stamp 0-161-392-720 ST Tax \$188.00 CO Tax \$94.00

WARRANTY DEED

Statutory (Illinois)
(Individual to Individual)

Above Space for Recorder's Use Only

THE GRANTOR(S) Mario S. Cortez, married to Yanira I. Cortez of the village/city of Schaumburg, County of Cook, State of IL, for and in consideration of Ten and no/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, CONVEY(S) and WARRANT(S) to Aurora Alvarez and Brian A. Hernandez AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP
11 Dennis Court, Unit 784, Schaumburg, IL 60193
As single woman

the following described Real Estate situated in the County of Cook in the state of Illinois, to wit:

LEGAL DESCRIPTION ATTACHED AND MADE A PART HEREOF

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises as Joint Tenants forever.
SUBJECT TO: General taxes for 2021 and subsequent years and (SEE ATTACHED)

Permanent Real Estate Index Number(s): 07-20-400-017-1308

Address(es) of Real Estate: 11 Dennis Court, Unit 784, Schaumburg, IL 60193

Dated this 23 day of May, 2022

Mario S. Cortez
X _____
Mario S. Cortez

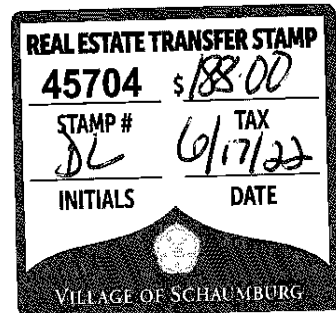
(SEAL)

X _____

(SEAL)

This is not a homestead property as to Yanira

I. Cortez



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Property of Cook County Clerk's Office

✓ State of Illinois, County of _____ ss. I, the undersigned, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY that Mario S. Cortez personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, 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.

IMPRESS SEAL HERE



Given under my hand and official seal, this 23 day of May, 2022

Commission expires 3-11, 2023
Karia Malone
NOTARY PUBLIC

This instrument was prepared by: JOAN M. BRADY, 449 TAFT AVENUE, GLEN ELLYN, ILLINOIS 60137

MAIL TO:
Aureora Alvarez
(Name)
11 Dennis Ct
(Address)
Schaumburg, IL 60193
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:
Aureora Alvarez
(Name)
11 Dennis Ct
(Address)
Schaumburg, IL 60193
(City, State and Zip)

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LEGAL DESCRIPTION

UNIT 784 AS DELINEATED ON THE PLAT OF SURVEY OF ALL LOTS 2, 3, AND 4 IN WEATHERSFIELD CANNONS PARK, BEING A SUBDIVISION IN THE SOUTHEAST QUARTER OF SECTION 20, TOWNSHIP 41 NORTH, RANGE 10, EAST 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION ESTABLISHING A PLAN FOR CONDOMINIUM OWNERSHIP MADE BY CAMPANELLI, INC., RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 21854990, AS AMENDED FROM TIME TO TIME, TOGETHER WITH A PERCENTAGE OF THE COMMON ELEMENTS APPURTENANT THERETO AS SET FORTH IN SAID DECLARATION, AS AMENDED FROM TIME TO TIME, WHICH PERCENTAGES SHALL AUTOMATICALLY CHANGE IN ACCORDANCE WITH AMENDED DECLARATIONS AS SAME ARE FILED OF RECORD PURSUANT TO SAID DECLARATION, AND TOGETHER WITH ADDITIONAL COMMON ELEMENTS AS SUCH AMENDED DECLARATIONS ARE FILED OF RECORD, AND IN THE PERCENTAGES SET FORTH IN SUCH AMENDED DECLARATIONS, WHICH PERCENTAGE.

SUBJECT TO THE FOLLOWING, IF ANY:

General real estate taxes not due and payable at the time of Closing; covenants, conditions and restrictions of record, building lines and easements so long as they do not interfere with the current use and enjoyment of the Real Estate.