

UNOFFICIAL COPY

Citywide Title Corporation
111 W. Washington Street
Suite 1280
Chicago IL 60602

Doc#: 2218707093 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 07/06/2022 08:58 AM Pg: 1 of 5

Dec ID 20220601662977
ST/CO Stamp 1-966-553-168 ST Tax \$250.00 CO Tax \$125.00
City Stamp 0-892-811-344 City Tax: \$2,625.00

7 66637 1042

WARRANTY DEED

Illinois Statutory

Mail To:

Victor Magana
3429 W. 73rd Pl
Chicago, IL 60629

The GRANTORS, ANTONIO ROSALES and IRMA ROSALES, husband and wife, of Chicago, Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY AND WARRANT to:

VICTOR MAGANA, a single man, of Chicago, Illinois, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 359 IN WILLIAM H. BRITIGAN'S MARQUETTE PARK HIGHLANDS, BEING A SUBDIVISION OF THAT PART OF THE WEST HALF OF THE NORTHEAST QUARTER (EXCEPT THE WEST 50 FEET THEREOF) OF SECTION 16, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF A LINE DRAWN 8 FEET SOUTH OF AND PARALLEL TO THE NORTH LINE OF THE SOUTH THREE SIXTEENTHS OF THE SAID WEST HALF OF THE NORTHEAST QUARTER OF SECTION 26 AFORESAID, ALL IN COOK COUNTY, ILLINOIS.

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

SUBJECT TO: General real estate taxes not yet due and payable, covenants, conditions and restrictions of record; and building lines and easements.

Permanent Real Estate Index Number: 19-26-220-010-0000 ✓

Address of Real Estate: 3429 W 73rd Pl, Chicago, IL 60629 ✓

Dated this 30 day of June, 2022

Signature of Grantors:


ANTONIO ROSALES


IRMA ROSALES

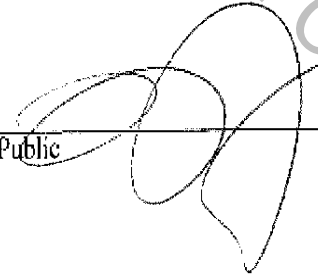
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State of Illinois)
) SS
County of Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **ANTONIO ROSALES AND IRMA ROSALES**, known to me to be the same person(s) whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

SUBSCRIBED AND SWORN to before

me this 30 day of June, 2022



Notary Public



NAME AND ADDRESS OF TAXPAYER:

Victor Magana
3429 W. 73rd Pl
Chicago, IL 60629

Prepared by:
LAW OFFICES OF HUGO A. ORTIZ, P.C.
4440 S. Ashland Avenue
Chicago, Illinois 60609

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REAL ESTATE TRANSFER TAX

01-Jul-2022



CHICAGO:	1,875.00
CTA:	750.00
TOTAL:	2,625.00 *

19-26-220-010-0000 | 20220601662977 | 0-892-811-344

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

Property of Cook County Clerk's Office

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REAL ESTATE TRANSFER TAX

01-JUL-2022



COUNTY:	125.00
ILLINOIS:	250.00
TOTAL:	375.00

19-26-220-010-0000

20220601662977

1-966-553-168

Property of Cook County Clerk's Office

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File No: 766637

EXHIBIT "A"

LOT 359 IN WILLIAM H. BRITIGAN'S MARQUETTE PARK HIGHLANDS, BEING A SUBDIVISION OF THAT PART OF THE WEST HALF OF THE NORTHEAST QUARTER (EXCEPT THE WEST 50 FEET THEREOF) OF SECTION 16, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF A LINE DRAWN 8 FEET SOUTH OF AND PARALLEL TO THE NORTH LINE OF THE SOUTH THREE SIXTEENTHS OF THE SAID WEST HALF OF THE NORTHEAST QUARTER OF SECTION 26 AFORESAID, ALL IN COOK COUNTY, ILLINOIS.

Pin: 19-26-220-010-0000

This page is only a part of a 2016 ALTA® Commitment for Title Insurance. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I-Requirements; and Schedule B, Part II-Exceptions.

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