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WARRANTY DEED ILLINOIS STATUTORY

Doc#: 2219212239 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 07/11/2022 03:13 PM Pg: 1 of 2

Dec ID 20220701672457
ST/CO Stamp 1-005-085-776 ST Tax \$315.00 CO Tax \$157.50

Chicago Title
2205455133444
LOT 14

THE GRANTORS, **THOMAS R. SERAFIN, a married man**, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and Warrants to:

ADAN PEDROZA, a married man, of 5757 W. Troy Street, Chicago, Illinois 60629, all interest in the following described Real Estate situated in the County of Will in the State of Illinois, to wit:

LOT 14 IN SHADY OAKS SUBDIVISION OF PART OF THE NORTHEAST 1/4 OF SECTION 8, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY ILLINOIS.

SUBJECT TO: (a) General real estate taxes not due and payable at the time of Closing; (b) covenants, conditions and restrictions of record; (c) building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate.

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

SUBJECT PROPERTY IS NOT HOMESTEAD PROPERTY OF THE GRANTOR

Permanent Real Estate Index Number(s): 24-08-225-011-0000

Address of Real Estate: 5912 W. 97th Street, Oak Lawn, Illinois 60453

Dated this 11th day of July, 2022

Village of Oak Lawn Real Estate Transfer Tax \$25 05438

Village of Oak Lawn Real Estate Transfer Tax \$50 06792

Village of Oak Lawn Real Estate Transfer Tax \$500 05831

Village of Oak Lawn Real Estate Transfer Tax \$1000 04765

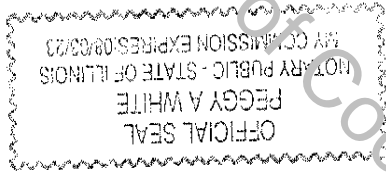
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Thomas R. Serafin
THOMAS R. SERAFIN

STATE OF ILLINOIS, COUNTY OF COOK) ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **THOMAS R. SERAFIN, a married man**, 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 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.

Given under my hand and official seal, this 17th day of July 2022.



Peggy A. White (Notary Public)

Prepared By:
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Mail To:
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Name and Address of Taxpayer:
Adan Pedroza
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Oak Lawn, Illinois 60453