

UNOFFICIAL COPY

Doc#: 2220018211 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 07/19/2022 12:59 PM Pg: 1 of 3

Dec ID 20220701675524
ST/CO Stamp 0-134-100-048 ST Tax \$392.00 CO Tax \$196.00

Warranty Deed

ILLINOIS

FIDELITY NATIONAL TITLE
OC22015905

Above Space for Recorder's Use Only

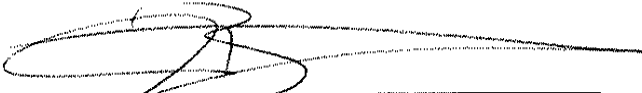
THE GRANTORS, Juan Carlos Romero, divorced and not remarried, and Cathy Romero, divorced and not remarried, both of Brookfield, Illinois, for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY and WARRANT to Javier Nunez, an unmarried man, the following described Real Estate situated in the County of Cook in the State of Illinois to wit (See page 2 for legal description attached here to and made part here of.), hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: covenants, conditions and restrictions of record and building lines and easements, if any; and general real estate taxes not due and payable at the time of Closing.


Permanent Real Estate Index Number: 15-27-411-055-000 J

Address of Real Estate: 2945 Maple Ave., Brookfield, IL 60513

The date of this deed of conveyance is July 13, 2022.



(SEAL)



(SEAL)

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Juan Carlos Romero and Cathy Romero, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said 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 official seal

7/13/2022



Notary Public





UNOFFICIAL COPY**LEGAL DESCRIPTION**

For the premises commonly known as: 2945 Maple Ave., Brookfield, IL 60513

PIN: 15-27-411-055-0000

LOTS 28 AND 29 IN BLOCK 3 IN BROOKFIELD HOMESITES, A RESUBDIVISION OF BARTLETT AND ROAD ADDITION TO GROSSDALE, A SUBDIVISION OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 27, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT LOTS 25-37 AND THE WEST HALF OF LOT 38 IN BLOCK 2, LOTS 26 AND 27 IN BLOCK 4 AND LOTS 9, 10, 37, 38, 39, 40, 45, 46, 47 AND 48 IN BLOCK 6), ALL IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX		14-Jul-2022
	COUNTY	196.00
	ILLINOIS	392.00
	TOTAL	588.00
15-27-411-055-0000	20220701675524	6-134-100-048

This instrument was prepared by:

Michael Fahey
3708 Forest Avenue
Brookfield, IL 60513

Send subsequent tax bills to:

Javier Nunez
2945 Maple Ave.
Brookfield, IL 60513

Recorder-mail recorded document to:

~~Peter Brudi~~
~~Attorneys at Law PC~~
~~22 West First Street, Suite 200~~
~~Hinsdale, IL 60521~~

UNOFFICIAL COPY

Village of Brookfield

Municipal Debt Satisfaction Certificate

This certificate serves as confirmation of compliance with
Village of Brookfield Ordinance #2021-53

Property Address: 2945 MAPLE AVE

Name of Seller: JUAN CARLOS ROMERO

Date of Issuance: 07/14/2022

Amount Paid: \$223.35

Certificate is valid for 30 days from date of issuance


Douglas E. Cooper, Finance Director