FFICIAL CO

WARRANTY DEED

AFTER RECORDING MAIL TO:

Katie Holtkamp TIMOth A. Tesch Attorney at Law 5121 N Marmora -6116 N. Availdate Chicago IL WOUST -Chicago, IL 69031

Doc#, 2222028389 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 08/08/2022 02:17 PM Pg: 1 of 3

Dec ID 20220601661776

ST/CO Stamp 1-012-309-072 ST Tax \$440.00 CO Tax \$220.00

City Stamp 1-811-651-664 City Tax: \$4,620.00

(Reserved for Recorders Use Only)

MAIL REAL ESTATE TAX BILL TO: Timothy A. Tesch and Lisa E Vills 5121 N. Marmora Ave.

Chicago, IL 60630

THE GRANTOR: Sonia E. Moore n/k/a Sonia E. Vazquez, divorced and not since remarried, of 5473 N. Parkside Ave, Chicago, IL 60630, for and in consideration of TEN AND 00/100THS (\$10.00) DOLLARS and other good and valuable consideration in hand paid, CONVEYS AND WARRANTS to Timothy A. Tesch and Lisa E. Wills, A married man + Single WOMAN 4S joint tenants, 3128 W. Walton 44 Chicago to have and to hold, as Tenants by the Entirety, the following described Real Estate, situated in the County of Cook, in the State of Illinois, to wit:

## SEE ATTACHED LEGAL DESCRIPTION

Commonly known as:

5121 N. Marmora Ave., Chicago, IL (0630

PIN:

13-083-402-018-0000

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

SUBJECT TO: (a) General real estate taxes not due and payable at the time of closing; (b) Special Assessments confirmed after Contract date; (c) Building, building line and use or occupancy restrictions, conditions and covenants of record; (d) Zoning laws and Ordinances; (e) Easements for public utilities; (f) Drainage ditches, feeders, laterals and drain tile, pipe or other conduit.

## **UNOFFICIAL COPY**

DATED this 18 day of, 2022.
Sul Mome NKA Sul Vingery
Sonia E. Moore n/k/a Sonia E. Vazquez
STATE OF 124 mais
)SS
COUNTY OF LOW DO NOT THE COUNTY OF LOW DO NOT
I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that <b>Sonia E. Mcore n/k/a Sonia E. Vazquez</b> , 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 individually acl nowledged that she signed and delivered the said instrument as her 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 18 day of July, 2022.
Disentenc
Notary Public

NAME AND ADDRESS OF PREPARER:

David Frank Attorney at Law 3400 Dundee Rd., Suite 320 Northbrook, IL 60062

"OFF, CIAL SEAL"

LISA N KANE

NOTARY PUBLIC, STATE OF ILLINOIS

My Commission Expires 19/14/2023

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## **UNOFFICIAL COPY**



## LEGAL DESCRIPTION

Order No.: 22CNW764793NB

For APN/Parcel ID(s): 13-08-402-018-0000

LOT 144 IN ZF\_OSKY'S COLONIAL GARDEN SUBDIVISION OF THE WEST FRACTIONAL HALF OF THE SOUTHEAST FRACTIONAL QUARTER OF FRACTIONAL SECTION 8, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS