

# UNOFFICIAL COPY

## WARRANTY DEED ILLINOIS

Doc#: 2222816034 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 08/16/2022 04:01 PM Pg: 1 of 3

Dec ID 20220801603675  
ST/CO Stamp 0-622-355-024 ST Tax \$170.00 CO Tax \$85.00

FIDELITY NATIONAL TITLE OC22016981

*Above Space for Recorder's Use Only*

The Grantor, **Kenneth Woods**, married to Cynthia Woods, of the City of Blue Island, County of Cook, State of Illinois, for and in consideration of TEN and 00/100 DOLLARS and other good and valuable considerations in hand paid, CONVEYS and WARRANTS to the Grantees, **Jan Carlos Cruz Sevilla and Raquel Cruz**, husband and wife, of 14139 S. Western Ave, Blue Island, Illinois, as tenants by the entirety, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

\* MARY


Legal Description: See page 2  
Permanent Index Number: 28-12-305-045-0000  
Property Address: 14822 S. Troy Ave., Joliet, IL 60469

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

SUBJECT TO: General taxes for 2021 and subsequent years; Coveralls, conditions and restrictions of record, if any;

**This is not homestead to Cynthia Woods.**

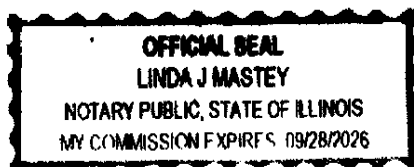
The date of this deed of conveyance is July 26, 2022.

  
Kenneth Woods

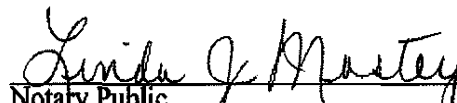
State of Illinois

County of Cook

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Kenneth Woods, 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 seal on July 26, 2022.

  
Notary Public

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## LEGAL DESCRIPTION

For the premises commonly known as: 14822 S. Troy Ave.  
Posen, IL 60469

Legal Description:

LOT 36 AND THE NORTH 10 FEET OF LOT 35 IN BLOCK 2 IN CROISSANT PARK MARKHAM WELLS FIRST ADDITION IN THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 12, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

**This instrument was prepared by:**  
Andrew J. Kutsulis, Jr.  
Schussler & Kutsulis, Ltd.  
9631 West 153rd Street, Suite 35  
Orland Park, IL 60462

**Send subsequent tax bills to:**  
Jan Carlos Cruz Sevilla  
Raquel Cruz  
14822 S. Troy Ave  
Posen, IL 60469

**Mail recorded document to:**  
Robert Reynolds  
Attorney at Law  
4001 W. 95<sup>th</sup> Street Ste 200  
Oak Lawn, IL 60453

# UNOFFICIAL COPY

REAL ESTATE TRANSFER TAX

10-Aug-2022



COUNTY:	85.00
ILLINOIS:	170.00
TOTAL:	255.00

28-12-305-045-0000

| 20220801603675 | 0-622-355-024

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