

UNOFFICIAL COPY

WARRANTY DEED

Mail Document to:

Esmeralda Esparza

~~5700 S Sawyer Avenue~~

~~Chicago, Illinois 60629~~

1031
5725 S. Spaulding Ave.
Chicago IL 60629

~~Mail Tax Bill to:~~

Esmeralda Esparza

~~5700 S Sawyer Avenue~~

~~Chicago, Illinois 60629~~

5725 S. Spaulding Ave.
Chicago IL 60629

Doc#: 2233510183 Fee: \$98.00

Karen A. Yarbrough

Cook County Clerk

Date: 12/01/2022 03:26 PM Pg: 1 of 2

Dec ID 20221101690235

ST/CO Stamp 1-609-323-856 ST Tax \$33.00 CO Tax \$16.50

City Stamp 0-535-582-032 City Tax: \$346.50

The above space for recorder's use only

THE GRANTOR(S), **Cidronio Martinez**, a single person, of the **City of Chicago, County of Cook, State of Illinois**, and in consideration of the sum of Ten and no/100ths Dollars (\$10.00), and other good and valuable considerations, in hand paid, Convey(s) and Warrant(s) to **Esmeralda Esparza, married to Carlos O. Sanabria of 5725 S. Spaulding Avenue, Chicago, IL 60629 and Maria A. Esparza, divorced and not since remarried, of 5700 S. Sawyer Avenue, Chicago, IL 60629, together as joint tenants**, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED

PIN #: 19-11-403-030-0000

Property Address: 5128 S. Christiana Avenue, Chicago, IL 60632

SUBJECT TO: Covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due and payable at the time of closing.

hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois. TO HAVE AND TO HOLD said premises, forever.

In Witness Whereof, the Grantor aforesaid have hereunto set their hand and seal(s) this

10 day of November 2022.

Cidronio Martinez

Cidronio Martinez

Mail To:
Carrington Title Partners, LLC
1919 S. Highland Ave., Ste 315-B
Lombard, IL 60148
2022-01500015

UNOFFICIAL COPY

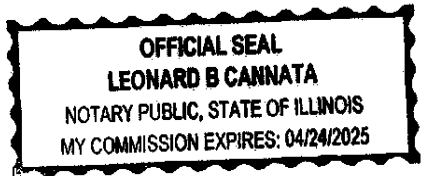
State of Illinois)
County of Cook)

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, do hereby certify that, **Cidronio Martinez, a single person, of the City of Chicago, County of Cook, State of Illinois** is 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 notarial seal this 10 day of November 2022

Subscribed and Sworn to Before
me this 10 day of November 2022



NOTARY PUBLIC



LEGAL DESCRIPTION

LOT 41 IN BLOCK 4 IN WATERMAN'S ADDITION TO MORRELL PARK AND ELSDON IN SECTION 11, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.
PIN #: 19-11-403-030-0000
Property Address: 5128 S. Christiana Avenue, Chicago, IL 60632

This instrument prepared by:
Leonard B. Cannata
7300 W. 25th Street
Box 1601
North Riverside, IL 60546
312-788-7207

Property of Cook County Clerk's Office