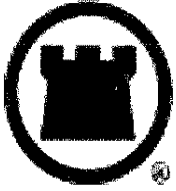


UNOFFICIAL COPY



Chicago Title Insurance Company

Doc#: 2234845163 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 12/14/2022 02:21 PM Pg: 1 of 4

Dec ID 20221201609077
ST/CO Stamp 1-601-703-248 ST Tax \$250.00 CO Tax \$125.00

Warranty DEED ILLINOIS STATUTORY

05
1/12
226P0111036 E/MF

THE GRANTOR(S), **QUADALUPE ESTRADA**, married, of the City of Kaufman, County of Kaufman, State of TX, for and in consideration of **TEN & 00/100 DOLLARS**, and other good and valuable consideration in hand paid, convey(s) and warrant(s) to **Arturo Godinez Menjares** (Grantee's Address) 1501 East Chicago Street, Elgin, IL, Cook, 60120 of the County of Cook, the following described real estate situated in the County of Cook in the State of Illinois, to wit:

Menjares a married man

PARCEL 1: PART OF LOT "A" IN SECTION 20 ACCORDING TO THE PLAT FILED WITH THE COMMISSIONERS REPORT IN PARTITION IN CASE NUMBER 19700 CIRCUIT COURT OF COOK COUNTY, ILLINOIS, BEING IN TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT THE INTERSECTION OF THE SOUTHERLY LINE OF STATE ROUTE 19 AS DEDICATED BY DOCUMENT 11200329 WITH THE EASTERLY LINE OF SAID LOT "A" THENCE NORTHWESTERLY ALONG SAID SOUTHERLY LINE A DISTANCE OF 94.8 FEET TO A POINT OF CURVE IN SAID SOUTHERLY LINE, THENCE CONTINUING NORTHWESTERLY ALONG SAID SOUTHERLY LINE BEING ALONG A CURVE TO THE LEFT A DISTANCE OF 5.2 FEET, THENCE SOUTHWESTERLY PARALLEL WITH EASTERLY LINE OF SAID LOT "A", A DISTANCE OF 217.78 FEET, THENCE SOUTHEASTERLY A DISTANCE OF 100 FEET TO A POINT IN THE EASTERLY LINE OF SAID LOT A THAT IS 217.8 FEET SOUTHEASTERLY FROM THE PLACE OF BEGINNING, THENCE NORTHEASTERLY ALONG SAID EASTERLY LINE OF LOT "A" A DISTANCE OF 217.8 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS. PARCEL 2: THAT PART OF LOT "A" IN SECTION 20, ACCORDING TO THE PLAT THEREOF FILED WITH THE COMMISSIONERS REPORT IN PARTITION IN CASE NUMBER 19700, CIRCUIT COURT OF COOK COUNTY, ILLINOIS BEING IN TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE INTERSECTION OF THE SOUTHERLY LINE OF STATE ROUTE 19 AS DEDICATED BY DOCUMENT 11200329 WITH THE EASTERLY LINE OF SAID LOT "A"; THENCE NORTHWESTERLY ALONG SAID SOUTHERLY LINE OF STATE ROUTE 19, A DISTANCE OF 94.8 FEET TO A POINT OF CURVE IN SAID SOUTHERLY LINE; THENCE CONTINUING NORTHWESTERLY ALONG SAID SOUTHERLY LINE, BEING ALONG A CURVE TO THE LEFT, A DISTANCE OF 5.2 FEET FOR THE PLACE OF BEGINNING; THENCE SOUTHWESTERLY PARALLEL WITH THE EASTERLY LINE OF SAID LOT "A" A DISTANCE OF 217.78 FEET; THENCE SOUTHEASTERLY A DISTANCE OF 100 FEET TO A POINT ON THE EASTERLY LINE OF SAID LOT A THAT IS 217.8 FEET SOUTHWESTERLY OF (MEASURED ALONG SAID EASTERLY LINE), THE SOUTHERLY LINE OF STATE ROUTE 19; THENCE SOUTHWESTERLY ALONG THE EASTERLY LINE OF SAID LOT "A" A DISTANCE OF 49.88 FEET; THENCE NORTHWESTERLY ALONG A LINE THAT FORMS AN ANGLE OF 90 DEGREES 14 MINUTES TO THE RIGHT WITH THE PROLONGATION OF THE LAST DESCRIBED COURSE, A DISTANCE OF 133 FEET; THENCE NORTHEASTERLY PARALLEL WITH THE EASTERLY LINE OF SAID LOT "A", A DISTANCE OF 271.8 FEET TO THE SOUTHERLY LINE OF STATE ROUTE 19; THENCE SOUTHEASTERLY ALONG SAID SOUTHERLY LINE, A DISTANCE OF 33 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: Covenants, conditions and restrictions of records, General taxes for the year 2021 and subsequent years including taxes which may accrue by reason of new or additional improvements during the years 2022

Permanent Real Estate Index Number(s): 06-20-102-005-0000

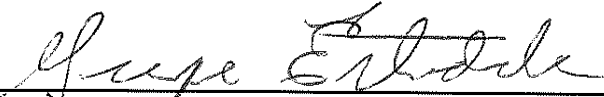
Address of Real Estate: 1501 E Chicago St, Elgin, IL, 60120-4719

** Property is located in unincorporated Elgin limits. No municipal stamp.*

UNOFFICIAL COPY

Dated this 9th day of December, 2022

THIS IS NOT HOMESTEAD PROPERTY.


Guadalupe Estrada

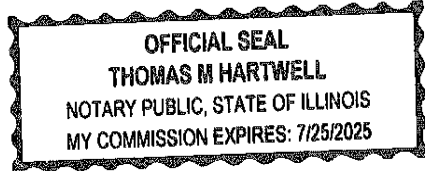
Property of Cook County Clerk's Office

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STATE OF ILLINOIS, COUNTY OF KANE ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **GUADALUPE Estrada** personally known to me to be the person(s) whose name(s) 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 9th day of December, 2022



Thomas M. Hartwell
(Notary Public)

Prepared By:

Thomas, Hartwell, 8N530 Gingerwood Lane, Elgin, 60124

Mail To:

Arturo Godinez *Monjaras*
1501 East Chicago Street, Elgin, IL, Cook, 60120

Name and Address of Taxpayer:

Arturo Godinez *Monjaras*
1501 E Chicago St, Elgin, IL, 60120-4719

Property of Cook County Clerk's Office

