

# UNOFFICIAL COPY

GIT 410739416 1/4

**This instrument prepared by:**

Jill Beda Daniels  
Jill Daniels LLC  
29 S. Brainard Avenue  
La Grange, Illinois 60525

Doc#. 2302433399 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 01/24/2023 03:38 PM Pg: 1 of 3

Dec ID 20230101632254  
ST/CO Stamp 0-171-293-520 ST Tax \$262.00 CO Tax \$131.00

**MAIL TAX BILL TO:**

Elma Peralta  
1227 S. 19th Ave.  
Maywood, IL 60153

**MAIL RECORDED DEED TO:**

Hugo Ortiz  
4440 S. Ashland Ave.  
Chicago, IL 60659

**WARRANTY DEED**  
**Statutory (Illinois)**

The Grantor, **Charles Tillman** of the Village of Maywood, County of Cook, Illinois, a *Single Person*, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, in hand paid, CONVEY AND WARRANT to **Elma Peralta**, (hereinafter "Grantee"), *\*a married woman of Maywood, Illinois and Marisol Peralta, a single woman of Maywood, Illinois, as Tenants in common,*



all right, title and interest in the following described real estate situated in County of Cook, State of Illinois, to wit:

See Attached Legal Description, Exhibit A

COMMONLY KNOWN AS: 1227 S. 19th Ave., Maywood, IL 60153  
PIN: 15-15-103-015-0000

SUBJECT TO: General real estate taxes for 2021 and subsequent years, covenants, conditions and restrictions of record; and building lines and easements. Sellers hereby release and waive all rights under and by virtue of the Homestead Exemption Law of the State of Illinois.

Real Estate Transfer Tax Paid

REAL ESTATE TRANSFER TAX		23-Jan-2023
	COUNTY:	131.00
	ILLINOIS:	262.00
	TOTAL:	393.00
15-15-103-015-0000		20230101632254   0-171-293-520

1048 00  
Jan 24 01:18:23  
VILLAGE OF MAYWOOD

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IN WITNESS WHEREOF, this deed was executed by the undersigned on the 17<sup>th</sup> day of December, 2022.

Charles Tillman  
Charles Tillman

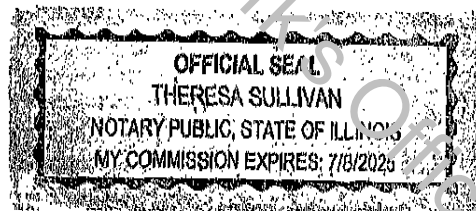
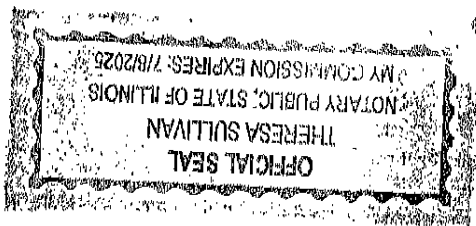
STATE OF IL

COUNTY OF Cook

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **Charles Tillman** 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 she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 17<sup>th</sup> day of December, 2022.

Theresa Sullivan  
Notary Public



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## EXHIBIT "A"

LOT 18 IN BLOCK 2 IN JAMES H. WALLACE'S ADDITION TO MAYWOOD IN THE WEST 1/2 OF SECTION 15, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property address: 1227 South 19th Avenue, Maywood, IL 60153  
Tax Number: 15-15-103-015-0000

Property of Cook County Clerk's Office