

UNOFFICIAL COPY

Doc#. 2307533471 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/16/2023 02:57 PM Pg: 1 of 3

Dec ID 20230301665674
ST/CO Stamp 1-779-708-112 ST Tax \$45.00 CO Tax \$22.50

WARRANTY DEED
ILLINOIS STATUTORY
INDIVIDUAL

FIRST AMERICAN TITLE
FILE # AF1032528

Preparer File: AF1032528
FATIC No.: AF1032528

THE GRANTOR(S) Roy Wells, ^{a married man} of the of Village of Matteson, County of Cook, State of IL for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to Pedro Martinez, a single man, as joint tenants* of the City of Chicago, State of Illinois, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Exhibit "A" attached hereto and made a part hereof

*6337 S. Kildare Ave

SUBJECT TO:

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

THIS PROPERTY IS NOT HOMESTEAD
FOR GRANTOR

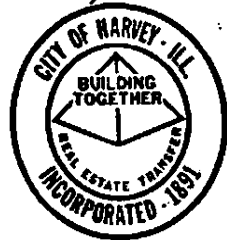
Permanent Real Estate Index Number(s):
29-17-106-011-0000

Address(es) of Real Estate: 15229 S. Ashland
Harvey, Illinois 60426

Dated this 10th day of March, 2023

Roy Wells
Roy Wells

\$ 45,000.00



No. 22198

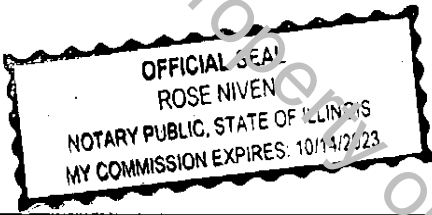


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STATE OF ILLINOIS, COUNTY OF Cook SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Roy Wells, personally known to me to be the same person(s) whose name(s) 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 official seal this 10th day of March, 2023.



Rose Niven
Notary Public

Prepared by:
Keith Spence
4749 Lincoln Mall Drive Suite 202
Matteson, IL 60443

Mail to: Pedro MARTINEZ
6337 So Kildare
Chgo, IL 60629

Name and Address of Taxpayer:
Pedro MARTINEZ
6337 So Kildare
Chgo, IL 60629



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Exhibit "A" – Legal Description

LOT 34 AND THE SOUTH 1/2 OF LOT 35 IN BLOCK 59 IN THE SUBDIVISION OF BLOCKS 56 TO 61 INCLUSIVE IN SOUTH LAWN, A SUBDIVISION OF SECTION 17 AND THE SOUTH 1/2 OF SECTION 8, TOWNSHIP 36 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office



First American
Title Insurance Company