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Warranty Deed ILLINOIS STATUTORY

Doc#: 2313745115 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/17/2023 11:33 AM Pg: 1 of 3

Dec ID 20230501622080
ST/CO Stamp 1-921-479-376 ST Tax \$170.00 CO Tax \$85.00

MAIL TO:
MARIA MARTINEZ
2118 S 61st CT
Cicero, IL 60804

**NAME & ADDRESS OF TAX
PAYER**
MARIA MARTINEZ
2118 S 61st CT
Cicero, IL 60804

THE GRANTOR(S)

MARIA GAMBOA a widow and non-remarried woman of the City of Cicero County of Cook, Illinois for and in consideration of Ten and 00/100 (\$10) in hand paid, convey(s) and warrant(s) to MARIA MARTINEZ a ~~woman~~ woman of the City of Cicero, County of Cook, Illinois, the following described real estate situated in the County of Cook in the State of Illinois, to wit:

(LEGAL DESCRIPTION)
SEE ATTACHED EXHIBIT A

SUBJECT TO:

Existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way, and easements of record.

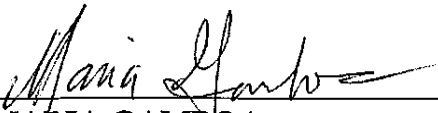
The Grantor hereby covenants with the Grantee(s) that Grantor is lawfully seized in fee simple of the above granted premises and has good right to sell and convey the same; and that Grantor; his heirs, executors, and administrators shall warrant and defend the title unto the Grantee, his heirs and assigns against all lawful claims whatsoever.


hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois.

Permanent Real Estate Index Number(s): 16-29-104-022-0000

Address of Real Estate: 2218 S 61st Ct, Cicero, IL 60804

Dated this 12 day of May 2023.


MARIA GAMBOA

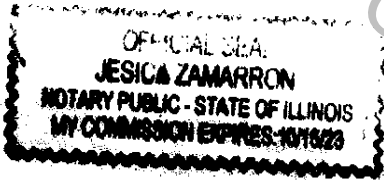
T O W N C L E R K	Town of Cicero	Address: 2218 S 61ST CT	Real Estate Transfer Tax
		Date: 05/16/2023	\$1,700.00
		Stamp #: 2023-9598	Payment Type: Check
		By: Irodiguez	Compliance #: 2023-TS47H669

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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK _____)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **MARIA GAMBOA** personally known to me to be the persons 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 12 day of May 2023.



Jessica Zamarron (Notary Public)

NAME AND ADDRESS OF PREPARER
David Koch
5947 W 35th Street
Cicero, IL 60804

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EXHIBIT "A"

Permanent Real Estate Index Number(s): 16-29-104-022-0000

Address of Real Estate: 2218 S 61st Ct, Cicero, IL 60804

Legal Description:

NORTH TWENTY-NINE AND FIVE EIGHTHS (N. 29 5/8) FEET OF THE SOUTH FORTY-FOUR AND THREE-QUARTER (S. 44 3/4) FEET OF LOT EIGHT (8) IN BLOCK FOUR (4) IN E.A. CUMMINGS AND COMPANY'S SUBDIVISION OF BLOCKS FOUR (4) AND THIRTEEN (13) IN THE SUBDIVISION OF THE NORTH WEST QUARTER OF SECTION TWENTY NINE (29), TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office