

UNOFFICIAL COPY

Doc#. 2315928105 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/08/2023 11:27 AM Pg: 1 of 2

Dec ID 20230501618726
ST/CO Stamp 0-342-178-512 ST Tax \$350.00 CO Tax \$175.00

WARRANTY DEED

Old Republic National Title
Insurance Company
9601 Southwest Highway
Oak Lawn, IL 60453

File No: 23157382 ^{1/2}

THIS INDENTURE WITNESSETH, that the Grantor(s), Abel Mendoza, an unmarried man, of the County of Cook and State of Illinois for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations, the receipt of which is hereby acknowledged, CONVEY(S) and WARRANT(S) TO

Marie Bautista and Gerardo Garcia Rodriguez, *wife and husband, Her acts by the entirety*

the following described real estate, to-wit:

LOTS 36, 37 AND 38 IN BLOCK 28 IN MINNICK'S OAK LAWN SUBDIVISION, BEING A SUBDIVISION OF THE NORTHWEST QUARTER OF THE WEST 20 ACRES OF THE NORTHEAST QUARTER OF SECTION 9, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THE NORTH 699.94 FEET OF THE EAST 696 FEET THEREOF) IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 24-09-128-011-0000; 012

Address of Real Estate: 9721 Minnick Ave, Oak Lawn, IL 60453

Subject to the following restrictions: a) all taxes and special assessments for the year 2022 and thereafter; b) zoning laws and ordinances; c) covenants, conditions, restrictions of record and easements for the use of public utilities; d) roads and highways; situated in, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 10 Day of May, 2023

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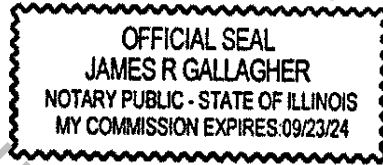
Abel Mendoza
Abel Mendoza

STATE OF Illinois)
COUNTY OF Cook) SS.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT, Abel Mendoza, personally known to me to be the same person(s) whose names are subscribed to the foregoing instrument, as having executed the same, appeared before me this day in person and acknowledged that (he/she/they) signed, sealed, and delivered the said instrument as (his/her/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 10th day of May, 2023.

James R. Gallagher
Notary Public



This Instrument was prepared by:
Vladimir A. Uman
3948 W 26th St, Suite 113
Chicago IL 60623

Future Tax Bills to:
~~Marie Bartista~~
~~1412 John Humphrey Dr.~~
~~Orland Park, IL 60452~~
Marie Bartista
Gerardo Garcia Rodriguez
9721 Minnick Ave
Oak Lawn, IL 60453

After recording return document to:
Marie Bartista
1412 John Humphrey Dr.
Orland Park, IL 60452

Village of Oak Lawn Real Estate Transfer Tax \$1000 05296

Village of Oak Lawn Real Estate Transfer Tax \$500 06341

Village of Oak Lawn Real Estate Transfer Tax \$200 05898

Village of Oak Lawn Real Estate Transfer Tax \$50 07214

| REAL ESTATE TRANSFER TAX | | UD-JUN-2023 | |
|--------------------------|--|--------------------------------|--------|
| | | COUNTY: | 175.00 |
| | | ILLINOIS: | 350.00 |
| | | TOTAL: | 525.00 |
| 24-09-128-011-0000 | | 20230501618726 0-342-178-512 | |