

UNOFFICIAL COPY

Doc#: 2319128012 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 07/10/2023 09:29 AM Pg: 1 of 3

Dec ID 20230701666823
ST/CO Stamp 2-052-333-264 ST Tax \$240.00 CO Tax \$120.00

WARRANTY DEED ILLINOIS STATUTORY

TENANTS BY THE ENTIRETY

#85403

Property of Cook County Clerk's Office

(The Above Space for Recorder's Use Only)

THE GRANTOR Gildardo Delgado, married ^{to} Maria Delgado, Husband & Wife for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS AND WARRANTS to Maria Urrutia and Epifanio Mejia, a married couple, of to have & hold as Tenants by Entirety not as Tenants in Common and not as Joint Tenants, in fee simple forever, the following described real estate situated in the County of Cook, in the State of Illinois, to wit

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Permanent Index Number(s): 15-04-303-037-0000

Property Address: 1302 N 36th Ave, Melrose Park, IL 60160

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

SUBJECT TO: covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due and payable at the time of Closing.

Dated this 7th day of July 2023.

Gildardo Delgado

Gildardo Delgado

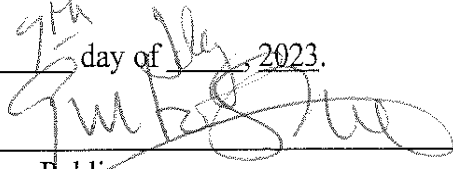
Maria Delgado

Maria Delgado

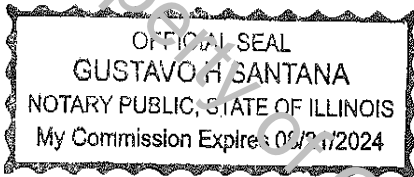
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STATE OF ILLINOIS)
) SS,
COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Gildardo Delgado and Maria Delgado 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 they signed, sealed and delivered in the 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 notarial seal, this 7th day of May, 2023.


Notary Public



THIS INSTRUMENT PREPARED BY
Gustavo H Santana
Santana Law Office, PC
236 E. North Ave.
Northlake, IL 60164

MAIL TO:

Penelope D Antonopulos
5519 North Cumberland Avenue
Suite 1009
Chicago, Illinois 60656

SEND SUBSEQUENT TAX BILLS TO:

Maria Urrutia and Epifanio Mejia
1302 N 36th Ave
Melrose Park, IL 60160

VILLAGE OF MELROSE PARK
Certificate of Compliance

TRANSFER STAMP

Ordinance No. 687

1302 N. 36th Ave

Address of Property

MAI

Approved

7/6/23

Date

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EXHIBIT A LEGAL DESCRIPTION

THE SOUTH 40 FEET OF THE NORTH 82 FEET OF LOT 5 IN BLOCK 4 IN HENRY SOFFEL'S THIRD ADDITION TO MELROSE PARK IN THE WEST 1/2 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

P.I.N. 15-04-303-037-0000

C/K/A 1302 N 36TH AVENUE, MELROSE PARK, IL 60160

Property of Cook County Clerk's Office

HERITAGE TITLE COMPANY
5849 W LAWRENCE AVE
CHICAGO, IL 60630