

# UNOFFICIAL COPY

Doc#: 2319506152 Fee: \$107.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 07/14/2023 03:28 PM Pg: 1 of 2

## WARRANTY DEED

STATE OF ILLINOIS

Dec ID 20230601658104  
ST/CO Stamp 1-589-141-200 ST Tax \$50.00 CO Tax \$25.00  
City Stamp 1-120-591-568 City Tax: \$552.12

MAIL TO: Pedro Alvarez

1303 Burke Lane

South Elgin, IL 60177

**THE GRANTOR, Rose Marie Benton, a widowed woman yet since remarried,**

in the State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, and pursuant to authority as a member (s) of said company, conveys and warrants to

**Pedro Alvarez**

23157593

Old Republic Title #1  
5601 Southwest Highway  
Oak Lawn, IL 60453

the following described real estate situated in the County of Cook, State of Illinois, to wit:

### LEGAL DESCRIPTION:

(See Attached)

*This is not homestead property.*

Property Address:

3344 W. Congress Pkwy., Chicago, IL 60624 subject to: general real estate taxes for the year 2022 and subsequent years; building lines and use or occupancy restrictions, covenants and conditions of record; zoning laws and ordinances; easement for public utilities; acts of the Grantee; and hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois.

Dated: June 27, 2023

Rose M. Benton

Rose Marie Benton

State of Illinois, County of Cook, SS. I, the undersigned, a notary public in and for said County, in the State aforesaid, do hereby certify that the above signed is personally known to me to be the same person whose name they 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 notarial seal, this 27<sup>th</sup> day of JUNE, 2023

Deanna Reynolds  
Notary Public

My commission expires: Aug. 16, 2023

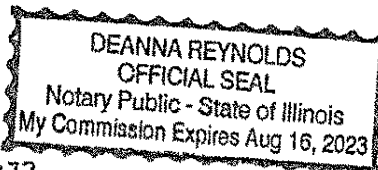
Permanent Index Number: 16-14-227-029-0000

Grantees Address: 1303 Burke Ln South Elgin, IL 60177

Mail subsequent tax bills to:

Pedro Alvarez 1303 Burke Ln South Elgin, IL 60177

PREPARED BY: IRA T. KAUFMAN P.C. - 185 N. FRANKLIN ST. 2<sup>ND</sup> FL. CHICAGO, IL 60606



# UNOFFICIAL COPY

## LEGAL DESCRIPTION



LOT 43 IN EDSON KEITH'S SUBDIVISION OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 14, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.


Address commonly known as:

3344 W Congress Pkwy

Chicago, IL 60624

PIN#: 16-14-227-029-0000

REAL ESTATE TRANSFER TAX		10-JUL-2023
	COUNTY:	25.00
	ILLINOIS:	50.00
	TOTAL:	75.00
16-14-227-029-0000   20230601658104   1-589-141-200		

REAL ESTATE TRANSFER TAX		10-JUL-2023
	CHICAGO:	375.00
	CTA:	150.00
	TOTAL:	525.00 *
16-14-227-029-0000   20230601658104   1-120-591-568		
* Total does not include any applicable penalty or interest due.		

Cook County Clerk's Office