UNOFFICIAL COPY

WARRANTY DEED

F

XW22066627

RETURN TO:

Imelda Lopez and Maria I. Lopez

5443 North Nagle,

Chicago, Illinois 60630

Doc#. 2320606275 Fee: \$107.00

Karen A. Yarbrough Cook County Clerk

Date: 07/25/2023 02:16 PM Pg: 1 of 10

Dec ID 20230701666258

ST/CO Stamp 1-071-103-696 ST Tax \$650.00 CO Tax \$325.00

City Stamp 0-593-395-408 City Tax: \$6,825.00

SEND TAX BILLS TO:

Imelda Lopez and Maria I. Lopez

5443 North Nagle,

Chicago, Illinois 60630

THE GRANTOR(C). Imelda Lopez, widow not since remarried, Rosa Lopez, single, Juan M. Lopez, married, sole heirs at law of Daniel Lopez, deceased, and Maria I. Lopez, widow not since remarried, Juan A. Lopez, married, Cerar Lopez, married, Alexandro Lopez, single, sole heirs at law of both Arturo Lopez, deceased and Daniel Lopez, deceased, of Chicago, County of Cook, State of Illinois for and in consideration of Ten and no/100 (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S) AND WARRANT(S) to

Imelda Lopez, widow and Maria I. Lorez, widow, as Joint Tenants

*This is not Homestead Property to Rosa Lopez, Juan M. Lopez, Juan A. Lopez, Cesar Lopez and Alexandro Lopez

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

LEGAL DESCRIPTION: SEE ATTACHED

PERMANENT INDEX NUMBER: 17-07-213-020-0000

PROPERTY ADDRESS: 1807 West Erie Street, Chicago, Illinois 60622

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

*Signature Page and Notary Page to follow

REAL ESTATE TRANSFER TAX		24-Jul-2023
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00
17-07-213-020-000	0 20230704677849	0.642.470.440

17-07-213-020-0000 | 20230701677849 | 0-612-479-440 Total does not include any applicable penalty or interest due.
 COUNTY:
 9.00

 ILLINOIS:
 0.00

 TOTAL:
 9.00

 17-07-213-020-0000
 202307/01677849
 1-866-969-552

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Dated this 11 day of July,	2023.	
Imelda Lopez (SEA	L)	
STATE OF ILLINOIS } ss. County of Cook }		
Lopez, personally known to me to be the sinstrument, appeared before me this day in delivered the instrument as his/her/their free including the release and waiver of the right of		o the foregoing ned, sealed and herein set forth,
Given under my hand and notarial seal,	this 11 day of July	, 2023.
PENNY K WOSAR Official Seal Notary Public - State of Illinois My Commission Expires Dec 3, 2026 NOTARY SEAL PLUCY K JUSTIC NOTARY PUBLIC My commission expires on Dec 3	20 <u>26</u>	
NAME and ADDRESS OF PREPARER: TAX JMC Law Group 111 W. Washington Street, Suite 1500 Chicago, Illinois 60602 (312) 332-5020	EXEMPT UNDER REAL ESTATE TRAN 5 35 ILCS 200/31-45 SUB PAR AND COOK COUNTY ORD. 93-O-27 PAR DATE: Signature of Buyer, Seller or Representative	SFER LAW

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Dated this 11 day of July , 2	2023.	
Maria I. Lopez (SEAI	L)	
STATE OF ILLINOIS } ss. County of Cook }		
I, the undersigned, a Notary Public in and for s Lopez , personally known to me to be the sa instrument, appeared before me this day in p delivered the instrument as his/her/their free a including the release and waiver of the right of h	me person(s) whose name is/are subscriberson, and acknowledged that he/she/they and voluntary act, for the uses and purpos	ed to the foregoing signed, sealed and
Given under my hand and notarial seal, t	his <u>N</u> day of <u>July</u>	, 2023.
PENNY K WOSAR Official Seal Notary Public - State of Illinois My Commission Expires Dec 3, 2026 NOTARY SEAL NOTARY PUBLIC NOTARY PUBLIC My commission expires on	20 <u>26</u>	
NAME and ADDRESS OF PREPARER:	EXEMPT UNDER REAL ESTATE TR	CANSFER LAW
TAX JMC Law Group	35 ILCS 200/31-45 SUB PAR AND	
111 W. Washington Street, Suite 1500 Chicago, Illinois 60602 (312) 332-5020	COOK COUNTY ORD. 93-O-27 PAR DATE:	
(512) 552-5020	Signature of Buyer, Seller or Representative	

Dated this 11 day of July , 20	023.	
(SEAL) Juan M. Lopez, as Reir at law of Daniel Lopez		
STATE OF ILLINOIS } ss. County of Cook }		
I, the undersigned, a Notary Public in and for sai Lopez, personally known to me to be the saminstrument, appear d before me this day in perdelivered the instrument as his/her/their free an including the release and waiver of the right of home	ne person(s) whose name is/are subscribed to a rson, and acknowledged that he/she/they signed and voluntary act, for the uses and purposes the	the foregoing d, sealed and
Given under my hand and notarial seal, th	is 11 day of July	, 2023.
PENNY K WOSAR Official Seal Notary Public - State of Illinois My Commission Expires Dec 3, 2026 NOTARY SEAL PLULY K WOSAR Official Seal Notary Public - State of Illinois My Commission Expires Dec 3, 2026 NOTARY PUBLIC My commission expires on	20 <u>36</u> 20 <u>36</u> 20/7/5	
NAME and ADDRESS OF PREPARER:	EXEMPT UNDER REAL ESTATE TRANSF	FER LAW
TAX JMC Law Group	35 ILCS 200/31-45 SUB PAR AND	
111 W. Washington Street, Suite 1500	COOK COUNTY ORD. 93-O-27 PAR	
Chicago, Illinois 60602 DATE:		
(312) 332-5020	CD CH D	
	Signature of Buyer, Seller or Representative	

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Dated this 11 day of July,	2023.	
Rosa Lafae (SEA)	L)	
Rosa Lopez, as heir at law of Daniel Lopez		
STATE OF ILLINOIS } ss. County of Cook }		
I, the undersigned, a Notary Public in and for sai personally known to me to be the same person appeared before me this day in person, and a instrument as his/her/their free and voluntary ac and waiver of the right of homestead.	n(s) whose name is/are subscribed to the cknowledged that he/she/they signed, seat, for the uses and purposes therein set forth	foregoing instrument, aled and delivered the
Given under my hand and notarial seal,	this 11 day of July	, 2023.
Notary Public - State of Illinois My Commission Expires Dec 3, 2026 NOTARY SEAL NOTARY PUBLIC My commission expires on	20 <u>36</u>	
NAME and ADDRESS OF PREPARER:	EXEMPT UNDER REAL ESTATE	TRANSFER LAW
TAX JMC Law Group 111 W. Washington Street, Suite 1500 Chicago, Illinois 60602	35 ILCS 200/31-45 SUB PAR AND COOK COUNTY ORD. 93-O-27 PADATE:	
(312) 332-5020	Signature of Buyer, Seller or Representative	

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Dated this 11 day of July,	2023.		
Joan A. Lopez, as heir at law of both Arturo Le	,		
STATE OF ILLINOIS } ss. County of Cook }			
I, the undersigned, a Notary Public in and for a Lopez, personally known to me to be the sa instrument, appeared before me this day in public delivered the instrument as his/her/their free a including the release and waiver of the right of including the release and the right of including t	ame person(s) whose person, and acknowled and voluntary act, for	name is/are subscribed dged that he/she/they s	to the foregoing igned, sealed and
Given under my hand and notarial seal,	this <u>ll</u> day of	July	, 2023.
PENNY K WOSAR Official Seal Notary Public - State of Illinois My Commission Expires Dec 3, 2026 NOTARY SEAL NOTARY PUBLIC My commission expires on Sec 3	, 20 <u>36</u>	Cotto	
NAME and ADDRESS OF PREPARER: TAX JMC Law Group 111 W. Washington Street, Suite 1500 Chicago, Illinois 60602	35 ILCS 200/31-COOK COUNTY	R REAL ESTATE TRA 45 SUB PAR AND Y ORD. 93-O-27 PAR	
(312) 332-5020	Signature of Buyer,	Seller or Representative	

Dated this \(\frac{1}{202}\) day of \(1000000000000000000000000000000000000	CIAL COPY
(SEAL)	
Cesar Lopez, as heir at law of both Arturo Lopez a	nd Daniel Lopez
STATE OF ILLINOIS } ss. County of Cook }	
personally known to me to be the same person(s) appeared before me this day in person, and acknowledge.	ounty, in the State aforesaid, CERTIFY THAT, Cesar Lopez, whose name is/are subscribed to the foregoing instrument, owledged that he/she/they signed, sealed and delivered the r the uses and purposes therein set forth, including the release
Given under my band and notarial seal, this	11 day of July , 2023.
PENNY K WOSAR Official Seal Notary Public - State of Illinois My Commission Expires Dec 3, 2026	
NOTARY SEAL	
Permy K Masar NOTABY PUBLIC My commission expires on Dec 3, 20	36
NAME and ADDRESS OF PREPARER: TAX	EXEMPT UNDER REAL ESTATE TRANSFER LAW
JMC Law Group 111 W. Washington Street, Suite 1500 Chicago, Illinois 60602	35 ILCS 200/31-45 SUB PAR AND COOK COUNTY ORD. 93-O-27 PAR DATE:
(312) 332-5020	Signature of Buyer, Seller or Representative
	Signature of Duyer, Sener of Representative

Signature of Buyer, Seller or Representative

Dated this day of	FICIAL COPY	
Alejandro Lopez (SE Alexandro Lopez, as heir at law of both Arti Alejandro Lopez STATE OF ILLINOIS } ss. County of (NOK)	EAL) uro Lopez and Daniel Lopez	
Lopez, personally known to me to be the instrument, appeared before me this day in	said County, in the State aforesaid, CERTIFY THAT, Alexandro same person(s) whose name is/arc subscribed to the foregoing person, and acknowledged that he/she/they signed, sealed and be and voluntary act, for the uses and purposes therein set forth, of homestead.	
Given under my hand and notarial sea	al, this 11 day of July 2023.	
PENNY K WOSAR Official Seal Notary Public - State of Illinois My Commission Expires Dec 3, 2026 NOTARY SEAL NOTARY PUBLIC My commission expires on		
NAME and ADDRESS OF PREPARER:	EXEMPT UNDER REAL ESTATE TRANSFER LAW	
TAX JMC Law Group	35 ILCS 200/31-45 SUB PAR AND	
111 W. Washington Street, Suite 1500 Chicago, Illinois 60602	COOK COUNTY ORD. 93-O-27 PAR DATE:	
(312) 332-5020		

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated	
Sie	mature: Leave Hodeler agant
	Grantor or Agent
Subscribed and sworn to before me. By the said	OFFICIAL SEAL MONICA M KRISTENSEN NOTARY PUBLIC, STATE OF ILLINOIS My Commission Expires 8/4/23
Notary Public The grantee or his agent affirms and verifies that the assignment of beneficial interest in a land trust is eliforeign corporation authorized to do business or accepartnership authorized to do business or acquire and recognized as a person and authorized to do business of acquires and recognized as a person and authorized to do business of acquires and recognized as a person and authorized to do business of acquires and acquires acquires and acquires and acquires and acquires acquires acquires and acquires a	price and hold title to real estate in Illinois, a
State of Illinois. Date	John Hartola saint
Subscribed and sworn to before me By the said This // Hil., day of	OFFICIAL SEA! MONICA M KRISTENSEN NOTARY PUBLIC, STATE OF ILL'NOIS My Commission Expires 8/4/23
Note: Any person who knowingly submits a false stat	ement concerning the identity of a Grantee shall

be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

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BW23066093

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Exhibit A

LOT 53 IN WILLIAM E. DOGGETT'S SUBDIVISION OF BLOCK 14 IN THE CANAL TRUSTEE'S SUBDIVISION OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 17-07-213-020-0000

A-Purposes

OROCOOK

COUNTY CLORATS

OFFICE For Information: Purposes only: 1807 West Erie Street, Chicago, IL 60622