

# UNOFFICIAL COPY

Doc#: 2320825105 Fee: \$107.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 07/27/2023 01:41 PM Pg: 1 of 3

Dec ID 20230701676812  
ST/CO Stamp 0-558-658-000 ST Tax \$415.00 CO Tax \$207.50  
City Stamp 1-610-461-648 City Tax: \$4,357.50



LT 5-1026408 - PN

**LAKELAND**  
TITLE SERVICES

1300 Iroquois Avenue,  
Suite 100, Naperville IL 60563  
630-442-5200 Phone

- DEED
- POA
- OTHER
- UCC
- PLAT
- RECORD
- RE-RECORD

REMARKS:

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# UNOFFICIAL COPY

1026408 10f2

**PREPARED BY:**

Nery & Richardson LLC  
4258 West 63rd Street  
Chicago, Illinois 60629

**MAIL TAX BILL TO:**

Roberto Chaparro Ramirez  
4455 S. Rockwell St  
Chicago, IL 60629

**MAIL RECORDED DEED TO:**

Roberto Chaparro Ramirez & Juan Francisco Aguilar  
4455 S. Rockwell St  
Chicago, IL 60629

**WARRANTY DEED**

THE GRANTOR(S), Cristobal A. Garcia, a single man, and not a party to a civil union, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, in hand paid, CONVEY(S) and WARRANT(S) to Roberto Chaparro Ramirez and Juan F. Aguilar, not as tenants in common, but as joint tenants with rights of survivorship, whose address is 5355 S. Francisco Ave, Chicago, IL 60632, all right, title, and interest in the following described real estate situated in Cook County, Illinois, to wit:

~~\* a married man~~ ~~\*\*\* a married man~~  
~~\*\*\* FRANCISCO~~ SEE ATTACHED LEGAL DESCRIPTION

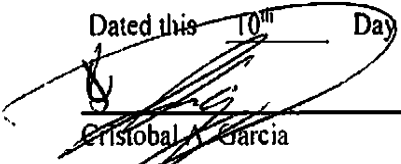
Commonly known as: 6455 South Rockwell, Chicago, IL 60629  
PIN(s): 19-24-212-019-0000

Subject to: general real estate taxes not due and payable at the time of closing; covenants, conditions and restrictions of record; public and utility easements; all special governmental taxes or assessments confirmed and unconfirmed.

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

**TO HAVE AND TO HOLD** said premises forever.

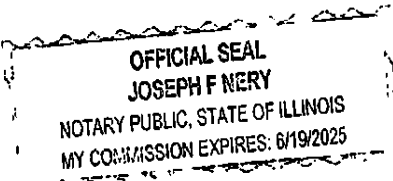
Dated this 10<sup>th</sup> Day of July 20 23

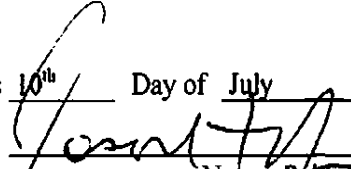
  
Cristobal A. Garcia

STATE OF Illinois ) SS.  
COUNTY OF Cook )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Cristobal A. Garcia, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, 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 10<sup>th</sup> Day of July 20 23




  
Notary Public  
My commission expires: \_\_\_\_\_

# UNOFFICIAL COPY

LOT 22 IN BLOCK 13 IN COBE AND MCKINNON'S 63RD STREET SUBDIVISION OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 13 AND THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 24, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.



Pin: 19-24-212-019-0000

Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX		24-Jul-2023
	CHICAGO:	3,112.50
	CTA:	1,245.00
	<b>TOTAL:</b>	<b>4,357.50 *</b>

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\* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX		24-Jul-2023
	COUNTY:	207.50
	ILLINOIS:	415.00
	<b>TOTAL:</b>	<b>622.50</b>

19-24-212-019-0000 | 20230701676812 | 0-558-658-000