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Doc#: 2322813507 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/16/2023 03:07 PM Pg: 1 of 3

Dec ID 20230701679430
ST/CO Stamp 1-119-017-424 ST Tax \$370.00 CO Tax \$185.00

Property of Cook County Clerk's Office

WARRANTY DEED

REAL ESTATE TRANSFER TAX		08-AUG-2023
	COUNTY:	185.00
	ILLINOIS:	370.00
	TOTAL:	555.00

19-32-317-003-0000 | 20230701679430 | 1-119-017-424

ORNTIC File Number: 23158349

Old Republic National Title

9601 Southwest Hwy

Oak Lawn, IL 60453

312-641-7799

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23158349 1/2

Old Republic Title
9601 Southwest Highway
Oak Lawn, IL 60453

WARRANTY DEED
Corporation to Individual

This agreement, made this 19th day of July, 2023, by and between:

Paluch Construction, Inc., (Grantor) a corporation created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois whose principal place of business is in the City of Burbank, County of Cook and State of Illinois, party of the first part, and **Anakaren Sandoval Garcia and J Trinidad Sandoval, (Grantees)** parties of the second part, whose address is 5700 W 82nd Pl, Burbank, Illinois, WITNESSETH, that the party of the first part, for and in consideration of the sum of Ten Dollars, and other good and valuable consideration, in hand paid by the parties of the second part, the receipt of which is acknowledged, and pursuant to the authority of the Board of Directors of said corporation, by these presents does **REMISE, RELEASE, ALIEN AND CONVEY AND WARRANT** unto the parties of the second part, and to their heirs and assigns, FOREVER, all the following described real estate, situated and described as follows, to wit

LOT 52 IN BORCHERT'S SUBDIVISION OF THE SOUTH HALF OF THE WEST HALF OF THE SOUTHWEST QUARTER (EXCEPT THE WEST 6 ACRES OF THE NORTH HALF OF SAID SOUTH HALF OF THE WEST HALF OF THE SOUTHWEST QUARTER) OF SECTION 32, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 19-32-317-003-0000
Address of Real Estate: 8629 S State Rd, Burbank, IL 60459

SUBJECT TO: Covenants, conditions and restrictions of record, public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; and general real estate taxes for 2022 and subsequent years.

THIS IS NOT HOMESTEAD PROPERTY AS TO THE GRANTOR.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO

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HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the parties of the second part, their heirs and assigns forever, as Joint Tenants with Rights of Survivorship.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its President and attest by its Secretary the day and year first above written.

ATTEST:

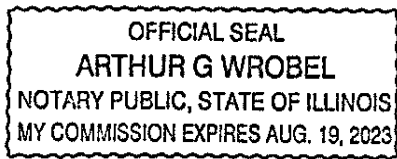
x Andrzej Paluch
Andrzej Paluch
President of Paluch Construction, Inc.

Katarzyna Paluch
Katarzyna Paluch
Secretary of Paluch Construction, Inc.

STATE OF ILLINOIS)
COUNTY OF COOK) ss.

I, the undersigned Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **Andrzej Paluch** and **Katarzyna Paluch**, personally known to me to be the President and Secretary of **Paluch Construction, Inc.**, appeared before me this day in person acknowledged that as such President and Secretary, they signed, sealed and delivered the said instrument, pursuant to authority, given by the Board of Directors of said corporation as their free and voluntary act, and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 19th day of July, 2023.



[Signature]
NOTARY PUBLIC

MAIL TO:

JILL DANIELS, LLC
295. BRALWARD AVE.
LABRANGE, IL 60525

SEND SUBSEQUENT TAX BILLS TO:

ANAKAREN SANDOVAL GARCIA
8629 S. STATE RD.
BURBANK, IL 60459

Prepared by:
Stanislaw J. Skupien
LAW OFFICE OF STANISLAW J. SKUPIEN, P.C.
10550 South Roberts Road.
Palos Hills, Illinois 60465
708.523.0011

City of Burbank
\$ 1850.00 One Thousand Eight Hundred Fifty
7/20/23 [Signature]
Real Estate Transaction Stamp