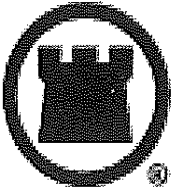


UNOFFICIAL COPY



Chicago Title Insurance Company

**Warranty DEED
ILLINOIS STATUTORY
TENANTS BY THE ENTIRETY**

23CND 884012WH

Doc#: 2323406058 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/22/2023 02:13 PM Pg: 1 of 2

Dec ID 20230601644614
ST/CO Stamp 1-204-790-736 ST Tax \$270.00 CO Tax \$135.00

THE GRANTOR(S), Jaime Olivas Jr. and Martha Ontiveros a/k/a Martha Olivas, of the City of Melrose Park, County of Cook, State of IL, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, convey(s) and warrant(s) to Javier Guzman and Sulenna Guzman, husband and wife, TENANTS BY THE ENTIRETY, of 144 Harding Drive, Glendale Heights, IL, 60139 of the County of DuPage, the following described real estate situated in the County of Cook in the State of Illinois, to wit:

LOT 5 IN THE RESUBDIVISION OF LOTS 8 TO 14 BOTH INCLUSIVE IN BLOCK 4 IN FIRST ADDITION TO LEYDEN, A SUBDIVISION OF THE WEST 2/3 OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 AND THE WEST 1/3 OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 33, TOWNSHIP 43 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: Covenants, conditions and restrictions of records, General taxes for the year 2023 and subsequent years including taxes which may accrue by reason of new or additional improvements

Permanent Real Estate Index Number(s): 12-33-206-026-0000

Address of Real Estate: 3213 Armitage Ave, Melrose Park, IL, 60160

Dated this 21st day of July, 2023

Jaime Olivas, Jr.

Martha Ontiveros a/k/a Martha Olivas, signing for the sole purpose of waving homestead rights

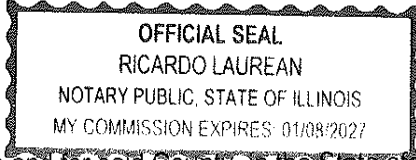
VILLAGE OF MELROSE PARK
Certificate of Compliance
TRANSFER STAMP
Ordinance No. 687
3213 Armitage Ave
Address of Property
MOL
Approved
7-27-23
Date

UNOFFICIAL COPY

STATE OF ILLINOIS, COUNTY OF DeKalb ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Jaime Olivas Jr.** personally known to me to be the person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed, and delivered the said instrument as his 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 official seal, this 21st day of July, 2023



Ricardo Laurean
(Notary Public)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Martha Ontiveros a/k/a Martha Olivas** personally known to me to be the person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed, and delivered the said instrument as her 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 official seal, this 21st day of July, 2023



Ricardo Laurean
(Notary Public)

Prepared By:

DiBella & Laurean, LLC
45 N Addison Rd
Addison, IL 60101

Mail To:

~~Javier Guzman and Sulenna Guzman~~
~~3213 Armitage Ave,~~ 431 St. Charles Rd.
~~Melrose Park, IL, 60160~~ 601 Elym, IL 60137

Name and Address of Taxpayer:

~~Javier Guzman and Sulenna Guzman~~
~~3213 Armitage Ave,~~ 431 St. Charles Rd.
~~Melrose Park, IL, 60160~~ 601 Elym, IL 60137

PROPERTY OF COOK COUNTY CLERK'S OFFICE