

UNOFFICIAL COPY

Doc#. 2324328108 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/31/2023 12:27 PM Pg: 1 of 3

Dec ID 20230801607362
ST/CO Stamp 0-680-941-008 ST Tax \$250.00 CO Tax \$125.00

PTC 23-20326 1 of 2

WARRANTY DEED ILLINOIS STATUTORY

THE GRANTOR (NAME AND ADDRESS)

Hermila Espino
307 Field Lane
Streamwood, IL 60107

(The Above Space for Recorder's Use Only)

THE GRANTOR Hermila Espino, a widow, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS AND WARRANTS to Richard Espino and Kimberly V. Castaneda of 307 Field Lane, Streamwood, IL 60107, as Tenants by the entirety, the following described real estate situated in the County of Cook, in the State of Illinois, to wit: * Husband and wife

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Permanent Index Number(s): 06-23-203-029-0000

Property Address: 307 Field Lane, Streamwood, IL 60107

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

SUBJECT TO Covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due and payable at the time of Closing.

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Dated this 24th day of August, 2023.

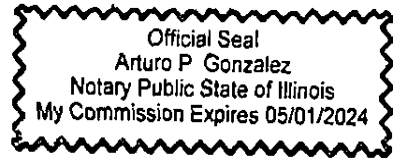
Hermila Espino
Hermila Espino

STATE OF ILLINOIS)
) SS,
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Hermila Espino personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered in the 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 notarial seal, this 24th day of August, 2023.

Arturo P. Gonzalez
Notary Public



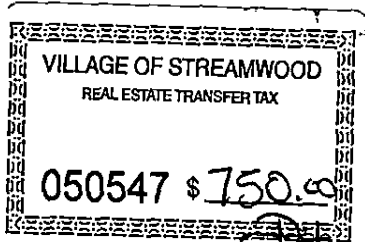
THIS INSTRUMENT PREPARED BY
Law Office of Arturo P. Gonzalez
920 Davis Road, Suite 305
Elgin, IL 60123

MAIL TO:

Richard Espino
307 Field Lane
Streamwood, IL 60107

SEND SUBSEQUENT TAX BILLS TO:


Richard Espino
307 Field Lane
Streamwood, IL 60107



REAL ESTATE TRANSFER TAX		28-Aug-2023
	COUNTY:	125.00
	ILLINOIS:	250.00
	TOTAL:	375.00
06-23-203-029-0000		20230801607362 0-680-941-008

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FIRST AMERICAN TITLE**COMMITMENT NO. PTC23-20326****Transaction Identification Data for reference only:**

ISSUING OFFICE:	FOR SETTLEMENT INQUIRIES CONTACT:
Arturo P. Gonzalez 920 Davis Road, Suite 305 Elgin, IL 60123 Phone: (847)305-8050	 Precision Title Company 2050 E. Algonquin Road, Suite 602 Schaumburg, IL 60173 Phone: (847)394-6000

Order No.: PTC23-20326

SCHEDULE C

The Land is described as follows:

LOT 421 IN WOODLAND HEIGHTS UNIT 9, BEING A SUBDIVISION IN SECTION 23, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS ON AUGUST 28, 1959 AS DOCUMENT NO. 1882482, IN COOK COUNTY, ILLINOIS.

Commonly known as 307 Field Lane, Streamwood, IL 60107
 Parcel ID(s): 06-23-203-029-0000,

This page is only a part of a 2016 ALTA® Commitment for Title Insurance issued by First American Title. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I - Requirements; and Schedule B, Part II - Exceptions; and a counter-signature by the Company or its issuing agent that may be in electronic form.

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