

UNOFFICIAL COPY

Doc#: 2324913349 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 09/06/2023 02:36 PM Pg: 1 of 3

Dec ID 20230801614725
ST/CO Stamp 0-510-604-752 ST Tax \$170.00 CO Tax \$85.00

WARRANTY DEED ILLINOIS STATUTORY

THE GRANTORS (NAME AND ADDRESS)

Iliana Arias, Javier Arias, and Marta Arias
7526 N. Rogers
Chicago, IL 60626

H86112

(The Above Space for Recorder's Use Only)

THE GRANTORS Iliana Arias, a single women, Javier Arias and Marta Arias, husband and wife, of 7526 N. Rogers, Chicago, IL 60626 for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEY ND WARRANT to Carlos Suarez and Silvia Suarez, husband and wife, of 2914 W Addison Ave, Chicago, IL 60618, in fee simple forever, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Permanent Index Number(s): 09-10-401-086-1016

Property Address: ~~8920 David PL 2H, Des Plaines, IL 60016~~

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.

Dated this 24th day of Aug., 2023.

Iliana Arias
Iliana Arias

Marta Arias
Marta Arias

Javier Arias
Javier Arias

Property not located in the corporate limits of the City of Des Plaines, Deed or Instrument not subject to transfer tax.

10710 9/1/2023
City of Des Plaines

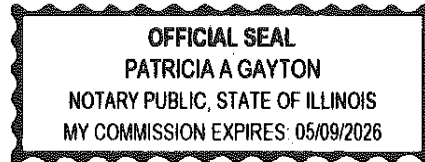
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STATE OF ILLINOIS)
) SS,
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Iliana Arias, Javier Arias, and Marta Arias personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered in the instrument as 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 24 day of 08, 2023.

Patricia A Gayton
Notary Public



THIS INSTRUMENT PREPARED BY
A. Valerie Acosta
Acosta Law Offices, P.C.
2401 S. Oakley Ave.
Chicago, IL 60608

MAIL TO:

Gasior Law Office LLC
3701 Algonquin Road, Suite 715
Rolling Meadows, IL 60008

SEND SUBSEQUENT TAX BILLS TO:

Carlos Suarez
8920 David PL 2H
Des Plaines, IL 60016

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EXHIBIT A LEGAL DESCRIPTION

PARCEL 1: UNIT 208H IN THE COURTLAND SQUARE CONDOMINIUM BUILDING NO. 30, AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THAT PART OF THE SOUTHEAST 1/4 OF FRACTIONAL SECTION 10, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 25053462, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY ILLINOIS

PARCEL 2: EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS, AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS DATED MARCH 1, 1979 AND RECORDED JULY 17, 1979 AS DOCUMENT 25053432 AND RERECORDED AS DOCUMENT 25217261 AND AS CREATED BY DEED RECORDED AS DOCUMENT 25241848

HERITAGE TITLE COMPANY
5849 N LAWRENCE AVE
CHICAGO, IL 60630