

UNOFFICIAL COPY

Doc#: 2327533178 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 10/02/2023 11:13 AM Pg: 1 of 3

WARRANTY DEED

Dec ID 20230901627337
ST/CO Stamp 0-461-382-608 ST Tax \$300.00 CO Tax \$150.00

MAIL TAX BILL TO:

Vanessa Terrazas
807 Stewart Ave.
Elgin, IL. 60120

MAIL RECORDED DEED TO:

Cohen, Donahue, and Morales
Att. Emi M. Salazar
2400 Big Timber Road, Suite 108
Elgin, IL., 60124

GRANTORS, Felix Lopez and Juana Vences, Husband and Wife, of Elgin, Kane County, Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid CONVEY and WARRANT to the GRANTEE, Vanessa Terrazas, an Unmarried Woman, of 566 Brook Street, Elgin, Illinois, 60120, all right, title, and interest in the the following described real estate situated in the County of Cook, State of Illinois, to wit:

LEGAL DESCRIPTION

LOT 23 IN BLOCK 3 IN TROUT PARK SUBDIVISION, BEING A SUBDIVISION IN THE SOUTHWEST QUARTER OF SECTION 6, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 30, 1924 AS DOCUMENT 8490230, IN COOK COUNTY, ILLINOIS.

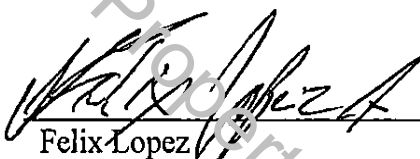
Permanent Index Number: 06-06-104-016-0000
Property Address: 807 Stewart Ave., Elgin, 60120

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TO: (1) General real estate taxes for the year 2022 and subsequent years.
(2) Covenants, conditions, and restrictions of record.

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

DATED this 19 of September, 2023



Felix Lopez

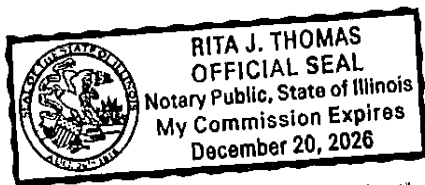


Juana Vences

STATE OF ILLINOIS)
) SS
COUNTY OF KANE)

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that Felix Lopez and Juana Vences, 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 the said 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 notary seal, this 19 of September, 2023





Notary Public

My commission expires 12-20-26

COUNTY - ILLINOIS TRANSFER STAMPS

Exempt Under Provision of
Paragraph _____ Section 4,
Real Estate Transfer Act
Date: _____

Prepared by:
Rita J. Thomas
30 N. Western Ave.
Carpentersville, Illinois 60110

Signature: _____

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CITY OF ELGIN REAL ESTATE TRANSFER STAMP APPLICATION FORM

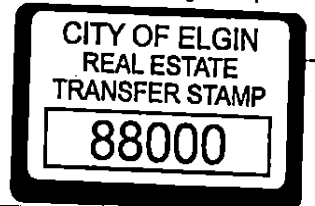
9118123

Date of Filing with City

(FOR RECORDER'S USE ONLY)

Recorder or Registrar's Deed # _____

Date Recorded: _____



CHECK APPROPRIATE BOX(ES):

- | | |
|--|---|
| <input checked="" type="checkbox"/> Single Family Resident | <input type="checkbox"/> Commercial |
| <input type="checkbox"/> Condo, Co-op, or Town Home | <input type="checkbox"/> Industrial |
| <input type="checkbox"/> 2-3 Unit (Residential) | <input type="checkbox"/> Vacant Land |
| <input type="checkbox"/> 4 or More Unit (Residential) | <input type="checkbox"/> Other (Attach Description) |

INSTRUCTIONS:

This form must be filled out completely, signed by at least one of the grantors (sellers) or agent, and presented to the Finance Department, 150 Dexter Court, Elgin, IL 60120, at the time of the request for the real estate transfer stamp, as required by the City of Elgin Real Estate Transfer Ordinance. Also, a copy of the deed and the Illinois Tax Declaration form must be submitted with the request. The stamp must be affixed to the deed when the title is recorded with the County.

All requests for mailing of the transfer stamp must be accompanied by a self-addressed, stamped envelope

Please email all documents to Transferstamp@cityofelgin.org

For additional information, please call 311 (in Elgin) or 847-931-6001 Monday through Friday, 7:00 AM to 5:00 PM

Address of Property 807 Stewart Ave 60120
Street Zip Code

Permanent Property Index No.: 06-06-104-016-0000

Date of Deed Sept. 19, 2023 Type of Deed: Warranty Deed

We hereby declare the full actual consideration and above facts contained in this declaration to be true and correct.

GRANTOR

Filey Lopez or Juana Vences 807 Stewart Ave Elgin IL 60120
Name Address, City, State, Zip
Linda Ross 9/12/23
Signature Date Signed

GRANTEE

Vanessa Terrazos Elgin IL 60120
Name Address, City, State, Zip
Linda Ross 9/12/23
Signature Date of Signature