

# UNOFFICIAL COPY

Doc#: 2331746108 Fee: \$107.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 11/13/2023 03:32 PM Pg: 1 of 5

## WARRANTY DEED

Illinois Statutory

JOINT TENANTS  
PREPARED BY:

Kendall R. Monson  
150 E Highland Ave  
Elgin, Illinois 60120

14 4893  
MAIL TAX BILL TO:  
Rachel VAZQUEZ  
5719 S MASON  
Chicago IL 60638

MAIL RECORDED DEED TO:  
Rachel VAZQUEZ  
5719 S MASON  
Chicago IL 60638

Dec ID 20231001647191  
ST/CO Stamp 1-130-223-568 ST Tax \$235.00 CO Tax \$117.50  
City Stamp 0-477-026-256 City Tax: \$2,467.50

THE GRANTOR(S) Gloria Nino and Antonio Nino, who are married to each other of the County of Cook, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, in hand paid, CONVEY(S) AND WARRANT(S) to Rachel Vazquez, a single and Luz M Espana, a UNMARRIED as JOINT TENANTS Chgo IL from the County of COOK, State of Illinois, all rights, title, and interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

LOT 41 AND THE SOUTH 1/3 OF LOT 42 IN BLOCK 45 IN FREDERICK H. BARTLETT'S 2ND ADDITION TO GARFIELD RIDGE, A SUBDIVISION OF THE WEST 1/2 OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property Address: 5719 S Mason Avenue, Chicago, IL 60638  
Permanent Tax No: 19-17-217-061-0000

Subject to general taxes not due and payable at the time of closing and thereafter, and all covenants, restrictions, and conditions of record, applicable zoning laws, ordinances, and other governmental regulations. Hereby releasing and waiving all rights under and by virtue of the Homestead Exemptions Laws of the State of Illinois.

BY: [Signature]  
Gloria Nino

[Signature]  
Antonio Nino

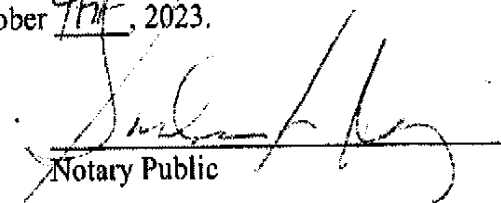
Date: 10/04/2023

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STATE OF FL )  
 ) SS.  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that **Gloria Nino and Antonio Nino** personally known to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed, and delivered the said instrument, as his/her/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 October 4th, 2023.

  
\_\_\_\_\_  
Notary Public

My Commission Expires: 03/16/2024

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## Exhibit "A" Legal Description

LOT 41 AND THE SOUTH 1/3 OF LOT 42 IN BLOCK 45 IN FREDERICK H. BARTLETT'S 2ND ADDITION TO GARFIELD RIDGE, A SUBDIVISION OF THE WEST 1/2 OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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**REAL ESTATE TRANSFER TAX**



	08-Nov-2023
<b>COUNTY:</b>	117.50
<b>ILLINOIS:</b>	235.00
<b>TOTAL:</b>	352.50
<hr/>	
19-17-217-061-0000	20231001647191   1-130-223-568

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**REAL ESTATE TRANSFER TAX**

08-Nov-2023



**CHICAGO:** 1,762.50

**CTA:** 705.00

**TOTAL:** 2,467.50 \*

19-17-217-061-0000 | 2023-031647191 | 0-477-026-256

\* Total does not include any applicable penalty or interest due.