

UNOFFICIAL COPY

PREPARED BY:

Keith L. Moore, Esq.
806 Greenwood Street
Evanston, IL 60201

Doc#: 2332041242 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 11/16/2023 12:36 PM Pg: 1 of 2

Dec ID 20231001662694
ST/CO Stamp 1-130-420-176 ST Tax \$1,200.00 CO Tax \$600.00
City Stamp 1-734-039-504 City Tax: \$12,600.00

AFTER RECORDING

RETURN TO:

Emily Hanson Santana
Jaime Santana Romero
3139 W. Belden Ave., Unit 2
Chicago, IL 60647

SEND TAX BILLS TO:

Emily Hanson Santana & Jaime Santana Romero
3139 W. Belden Ave., Unit 2
Chicago, IL 60647

FIRST AMERICAN TITLE

FILE # 3168333

WARRANTY DEED

THIS WARRANTY DEED, made and entered into as of the date set forth below by the following **GRANTOR(S): STEVEN M. CAIN**, an unmarried man,

to the following **GRANTEE(S): Jaime Santana Romero and Emily Hanson Santana**, husband and wife, as Tenants by the Entirety.

GRANTOR, for and in consideration of TEN and no/100 (\$10.00) DOLLARS, in hand paid, **WARRANTS and CONVEYS** to **GRANTEES** the following described Real Estate situated in the County and State referred to in the description, to wit:

- ✓ LOT 46 AND THE WEST HALF OF LOT 47 IN FRICKE AND DOSE'S SUBDIVISION OF THE WEST 10 ACRES OF THE SOUTH 20 ACRES OF THE NORTH 43.30 ACRES OF THE NORTHWEST QUARTER OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois; to have and to hold said premises forever.

- ✓ PIN(S): 13-36-106-006-0000

ADDRESS: 3139 W. Belden Ave., Chicago, IL 60647

This Deed is also subject to: real estate taxes not yet due and payable at the time of closing; 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 to three residential leases and one parking space license as disclosed to Grantees.

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SIGNATURE PAGE TO WARRANTY DEED

In Witness Whereof, this Warranty Deed is executed as of OCTOBER 31, 2023.

GRANTOR(S):

STEVEN M. CAIN

SMC

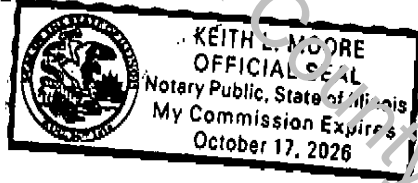
State of ILLINOIS)
) SS.
County of LAKE)

The undersigned, a notary public in and for the above county and state, certifies that **STEVEN M. CAIN**, known to me to be the same person(s) whose name(s) is/are subscribed as principal(s) to the foregoing power of attorney, appeared before me and the witness named above in person and acknowledged signing and delivering the instrument as the free and voluntary act of the principal(s) for the uses and purposes therein set forth (and certified to the correctness of the signature(s) of the agent(s)).

Dated: OCTOBER 31, 2023

[Seal]

Keith L. Moore
Notary Public



Clerk's Office