

UNOFFICIAL COPY

AP2310652 1/2

WARRANTY DEED

Tenants by the Entirety



Doc# 2333446041 Fee \$93.00

GRANTOR(S):

RHSP FEE:\$18.00 RPRF FEE: \$1.00

**Kathleen Salemi as Successor Trustee of
The Shirley L. Dudzinski Living Trust
dated 5/26/2005**

KAREN A. YARBROUGH

COOK COUNTY CLERK

of
7060 West Talcott Avenue
Chicago, IL 60631

DATE: 11/30/2023 01:46 PM PG: 1 OF 3

(The Above Space For Recorder's Use Only)

for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S)
and WARRANT(S) to:

MAYA VARGAS and JOSE R. VARGAS, wife and husband

not in tenancy in common nor in joint tenancy, but as TENANTS BY THE ENTIRETY, the following described Real
Estate situated in the State of Illinois, to wit:

LEGAL DESCRIPTION:

**THE SOUTH WESTERLY 80.0 FEET OF LOTS 15 AND 16 IN
RESUBDIVISION OF BLOCK 16 IN NORWOOD PARK IN SECTION 6,
TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL
MERIDIAN IN COOK COUNTY, ILLINOIS.**

P.I.N.:

13-06-313-018-0000

PROPERTY ADDRESS:

7060 WEST TALCOTT AVENUE, CHICAGO, ILLINOIS 60631

SUBJECT TO: (1) General real estate taxes for the year 2022 and subsequent years. (2) Covenants, conditions and
restrictions of record. (3) Public and utility easements. (4) Governmental taxes or assessments for improvements not
yet completed.

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 real estate forever as TENANTS BY THE ENTIRETY.

DATED this 17th day of November, 2023.

**Kathleen Salemi as Successor Trustee of
The Shirley L. Dudzinski Living Trust
dated 5/26/2005**

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P 3
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SC
INT JP

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STATE OF ILLINOIS, COUNTY OF COOK) SS: I, the undersigned, a notary public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that **Kathleen Salemi as Successor Trustee of The Shirley L. Dudzinski Living Trust dated 5/26/2005** personally known to me to be the same person(s) whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that s/he signed, sealed and delivered the said instrument as his/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 OFFICIAL SEAL, this 17th day of November, 2023.



[Signature]

Notary Public


Prepared by: Malgorzata M. Webb, Esq.
Wyszynski & Webb P.C.
2860 S. River Rd, Suite 220
Des Plaines, IL 60018

Return to:

Maya Vargas and Jose R. Vargas
7060 W. TALCOTT AVE.
CHICAGO, IL 60631



Send Subsequent Tax Bill To:

Same

| REAL ESTATE TRANSFER TAX | 22-Nov-2023 |
|--|-------------------|
|  CHICAGO: | 3,637.50 |
| CTA: | 1,455.00 |
| TOTAL: | 5,092.50 * |

13-06-313-018-0000 | 20231101677062 | 1-269-559-248

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

| REAL ESTATE TRANSFER TAX | 29-Nov-2023 |
|---|---------------|
|  COUNTY: | 242.50 |
|  ILLINOIS: | 485.00 |
| TOTAL: | 727.50 |

13-06-313-018-0000 | 20231101677062 | 0-913-924-048

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EXHIBIT "A"

THE SOUTH WESTERLY 80.0 FEET OF LOTS 15 AND 16 IN RESUBDIVISION OF BLOCK 16 IN NORWOOD PARK IN SECTION 6, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

Parcel ID: 13-06-313-018-0000

Property of Cook County Clerk's Office

COOK COUNTY CLERK OFFICE
RECORDING DIVISION
118 N. CLARK ST. ROOM 120
CHICAGO, IL 60602-1387

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