

# UNOFFICIAL COPY

Doc#: 2335533030 Fee: \$107.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 12/21/2023 09:35 AM Pg: 1 of 2

## WARRANTY DEED ILLINOIS STATUTORY

Dec ID 20231201696957  
ST/CO Stamp 1-897-115-696 ST Tax \$249.50 CO Tax \$124.75  
City Stamp 1-360-244-784 City Tax: \$2,619.75

THE GRANTOR, Joseph Copus, married to Justyna Skowronski, for and in consideration of Ten and 00/100 Dollars (\$10.00), and other good and valuable consideration, CONVEYS and WARRANTS to GRANTEES Pablo <sup>A</sup> Del Mundo and Genaleen <sup>A</sup> Del Mundo, husband and wife, as Tenants by the Entirety, *from the* *Mercado*

in fee simple, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

**UNIT 7327-1 IN THE BIRCHWOOD MANOR CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 10 IN BLOCK 4 IN F.M. DOLAND'S SUBDIVISION OF THE EAST 414.5 FEET OF SECTION 30 AND THE WEST 175 FEET OF SECTION 29, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, SOUTH OF THE CHICAGO AND EVANSTON AND LAKE SUPERIOR RAILROAD IN INDIAN BOUNDARY LINE IN COOK COUNTY, ILLINOIS.**

**WHICH SURVEY IS ATTACHED AS EXHIBIT D TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0618810022 TOGETHER WITH ITS UNDIVIDED PERCENTAGE IN THE COMMON ELEMENTS.**

**Property Index Number(s): 11-30-422-034-1007**

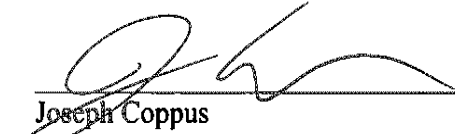
**Property Address: 7327 N. Paulina Street #1N, Chicago, IL 60626**

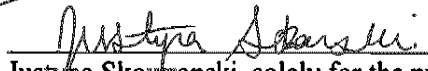
**SUBJECT TO:** Covenants, conditions and restrictions of record; building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due and payable at the time of Closing.

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

Dated this 28 day of November, 2023.

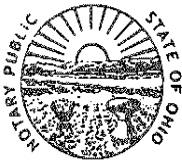
  
\_\_\_\_\_  
Joseph Coppus

  
\_\_\_\_\_  
Justyna Skowronski, solely for the purpose of  
waiving homestead rights

STATE OF Ohio )  
COUNTY OF Delaware ) ss 752 N State St  
Westerville, OH 43082

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Joseph Coppus and Justyna Skowronski, 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 this instrument as a 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 28<sup>th</sup> day of November, 2023.



SHANE MATTHEW HAMILTON  
Notary Public  
State of Ohio  
My Comm. Expires  
January 27, 2027

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

MAIL RECORDED DEED TO:

Genaleen M. Del Mundo  
7327 N. Paulina St, #1N  
Chicago, IL 60626

MAIL SUBSEQUENT TAX BILLS TO:

Genaleen M. Del Mundo  
7327 N. Paulina Street #1N  
Chicago, IL 60626