

UNOFFICIAL COPY

Doc#: 2336333257 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 12/29/2023 11:50 AM Pg: 1 of 3

Dec ID 20231201603778
ST/CO Stamp 0-454-707-248 ST Tax \$647.00 CO Tax \$323.50
City Stamp 1-344-358-448 City Tax: \$6,793.50

1723-47 BRS

WARRANTY DEED ILLINOIS STATUTORY

THE GRANTORS (NAME AND ADDRESS)

Alcadio Hernandez and Gloria E. Hernandez
1058 N. Kedzie
Chicago, IL 60651

(The Above Space for Recorder's Use Only)

THE GRANTORS Alcadio Hernandez a divorced man and Gloria E. Hernandez, a divorced woman, of 1058 N. Kedzie, Chicago, IL 60651 for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEY AND WARRANT to Andrew Ulman of 4628 North Racine Avenue, Unit G, Chicago, IL 60640, in fee simple forever, the following described real estate situated in the County of Cook, in the State of Illinois, to wit: *a single man*

LEGAL DESCRIPTION:

Lot 2 in Block 3 and Freeman's Resubdivision of parts of Blocks 2, 3 and 4 in Humboldt Park Addition to Chicago, Section 2, Township 39 North, Range 13 East of the Third Principal Meridian as shown on the Plat of said Resubdivision recorded September 9, 1903, as Document 3439350 in Block 85 of Plats, page 50, Cook County, Illinois

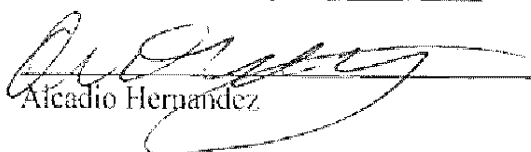
Permanent Index Number(s): 16-02-413-024-0000

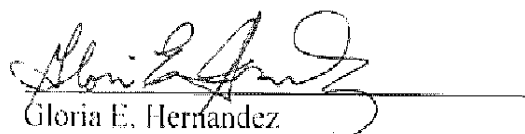
Property Address: 1058 North Kedzie Avenue, Chicago, IL 60651

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

SUBJECT TO: 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 general real estate taxes not due and payable at the time of Closing.

Dated this 21 day of Dec., 2023.


Alcadio Hernandez


Gloria E. Hernandez

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STATE OF ILLINOIS)
) SS,
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Alcadio Hernandez personally known to me to be the same persons whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered in the instrument as his 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 21st day of December, 2023

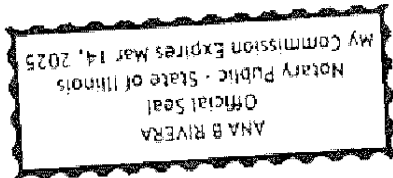


[Signature]
Notary Public

STATE OF ILLINOIS)
) SS,
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Gloria E. Hernandez personally known to me to be the same persons whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered in the instrument as 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 notarial seal, this 21st day of December, 2023



[Signature]
Notary Public

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THIS INSTRUMENT PREPARED BY
Michael A. Perez
Law Office of Michael A. Perez
1011 North California Avenue
Chicago, IL 60622


MAIL TO:



Kristen Duffy
130 North Garland Court
Chicago, Illinois 60602

SEND SUBSEQUENT TAX BILLS TO:

^W
Andrew Ulman
~~1058 North Kedzie Avenue~~
~~Chicago, Illinois 60651~~

4028 N Racine Ave, Apt G
Chicago, IL 60640

REAL ESTATE TRANSFER TAX		28-Dec-2023
	CHICAGO:	4,852.50
	CTA:	1,941.00
	TOTAL:	6,793.50 *
16-02-413-024-0000 20231201603778 1-344-358-449		
* Total does not include any applicable penalty or interest due.		

REAL ESTATE TRANSFER TAX		28-Dec-2021
 	COUNTY:	323.50
	ILLINOIS:	647.00
	TOTAL:	970.50
16-02-413-024-0000 20231201603778 0-154-707-248		