

UNOFFICIAL COPY

193-1027614

PREPARED BY: Joseph Nery
~~Nery & Richardson LLC~~
4258 West 63rd Street
Chicago, Illinois 60629

Doc#: 2401813322 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/18/2024 02:46 PM Pg: 1 of 2

Dec ID 20240101613033
ST/CO Stamp 0-518-808-624 ST Tax \$310.00 CO Tax \$155.00
City Stamp 0-814-982-192 City Tax: \$3,255.00

MAIL TAX BILL TO:

Victor Olvera Gonzalez
Maria C. Olvera Esquivel
4645 S Kilpatrick Ave
Chicago, IL 60632
MAIL RECORDED DEED TO:
Nery Richardson & Konewka LLC
4258 W. 63rd St.
Chicago, IL 60629

WARRANTY DEED

THE GRANTOR(S), Angel D. Jaimes and Lucia Jaimes aka Lucina Jaimes, husband and wife, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, in hand paid, CONVEY(S) and WARRANT(S) to Victor Olvera-Gonzalez and Maria C. Olvera-Esquivel, not as tenants in common, but as joint tenants with rights of survivorship, whose address is 4714 S Wood, Chicago, IL 60609, all right, title, and interest in the following described real estate situated in Cook County, Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

Commonly known as: 4645 South Kilpatrick Avenue, Chicago, IL 60632
PIN(s): 19-03-314-029-0000

Subject to: general real estate taxes not due and payable at the time of closing; covenants, conditions and restrictions of record; public and utility easements; all special governmental taxes or assessments confirmed and unconfirmed.

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

TO HAVE AND TO HOLD said premises forever.

Dated this 12th Day of January 20 24

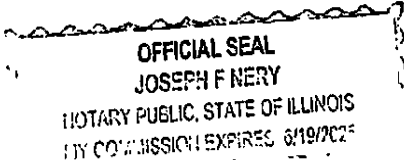
[Signature]
Angel D. Jaimes

[Signature]
Lucia Jaimes aka Lucina Jaimes

STATE OF Illinois) SS.
COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Angel D. Jaimes and Lucia Jaimes aka Lucina Jaimes, personally known to me 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 12th Day of January 20 24






[Signature]
Notary Public
My commission expires: _____

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PIN: 19-03-314-029-0000

THE SOUTH 32 FEET OF LOT 38 IN FREDRICK H. BARTLETTS 48TH AVENUE SUBDIVISION OF LOT "A" (EXCEPT RAILROAD) IN CIRCUIT COURT PARTITION OF THE SOUTH 1/2 AND THAT PART OF THE NORTHWEST 1/4 SOUTH OF THE ILLINOIS MICHIGAN CANAL RESERVE OF SECTION 3, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

REAL ESTATE TRANSFER TAX		16-Jan-2024
	CHICAGO:	2,325.00
	CTA:	930.00
	TOTAL:	3,255.00 *
19-03-314-029-0000 20240101613033 0-814-962-192		
* Total does not include any applicable penalty or interest due		

REAL ESTATE TRANSFER TAX		16-Jan-2024
	COUNTY:	155.00
	ILLINOIS:	310.00
	TOTAL:	465.00
9-03-314-029-0000 20240101613033 0-518-808-624		