

UNOFFICIAL COPY

AD 3-45 9825

Doc# 2402306153 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/23/2024 11:03 AM Pg: 1 of 3

WARRANTY DEED GENERAL

Dec ID 20231101668862
ST/CO Stamp 1-993-102-384 ST Tax \$460.00 CO Tax \$230.00
City Stamp 1-456-231-472 City Tax: \$4,830.00

Subsequent Tax Bills to:

Miguel Sandoval & Aldo Ibarra
8525 Blue Ridge Ave
Hickory Hills, 60457

Mail to:

THE GRANTOR(S) Elvia Guzman and Miguel Guzman Gamez as husband and wife, tenants by the entirety _____ of the Cook County Records,

for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in

hand paid, CONVEY AND WARRANT TO: ~~Luis Macias~~ Miguel Flores Sandoval a single man, with an address of ~~5608 S Mozart St Chicago, IL 60629~~ 8525 Blue Ridge Ave Hickory Hills IL 60457 in the form of ownership: Fee Simple and Aldo Ibarra, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois to wit: a single man Both of Hickory Hills.

LEGAL DESCRIPTION:

SEE ATTACHED

Commonly known as: 2408 S Trumbull Ave Chicago IL 60623

Permanent Real Estate Index Number: 16-26-218-024-0003

Subject to real estate taxes not yet due and payable, covenants, conditions, and restrictions of record and building lines and easements as exist, 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.

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

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Dated: 31 day of October, 2023.

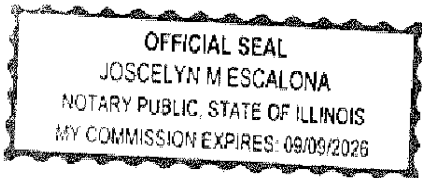
Miguel Guzman
Miguel Guzman-Gamez

Elvia Guzman
Elvia Guzman

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 Miguel Guzman-Gamez and Elvia Guzman, signed are personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he/she signed, sealed and delivered the said instrument as his/her free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 31 day of October, 2023.



[Signature]
NOTARY PUBLIC
Commission expires 09/09/2026



This instrument was prepared by
Chicagoland Property Law, LLC.
Frank Panzica Attorney at Law
5521 N. Cumberland Ave,
Suite 1120
Chicago, IL 60656


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LEGAL DESCRIPTION

Situated in the County of Cook, State of Illinois, to wit:

Lot 3 in Frank G. Hajicek's Subdivision of Lot 42 in Joy and Frisbees' Subdivision of the East Half of the West Half of the Northeast Quarter of Section 26, Township 39 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

REAL ESTATE TRANSFER TAX		19-Jan-2024
	COUNTY:	230.00
	ILLINOIS:	460.00
	TOTAL:	690.00
16-26-218-024-0000		20231101668862 1-993-102-384

REAL ESTATE TRANSFER TAX		19-Jan-2024
	CHICAGO:	3,450.00
	CTA:	1,350.00
	TOTAL:	4,800.00
16-26-218-024-0000		20231101668862 1-456-731-472

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

Property of Cook County Clerk's Office