

# UNOFFICIAL COPY

Doc# 2402433320 Fee: \$107.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 01/24/2024 12:29 PM Pg: 1 of 3

LN23028795 (1 of 2)  
**WARRANTY DEED**  
**ILLINOIS STATUTORY**

Dec ID 20240101615914  
ST/CO Stamp 0-214-725-680 ST Tax \$360.00 CO Tax \$180.00  
City Stamp 0-088-765-488 City Tax: \$3,780.00

THE GRANTOR (NAME AND ADDRESS)

Rodrigo Velez

THE GRANTOR Rodrigo Velez, a single man, of for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS AND WARRANTS to Jonathan Velez, a single man, in fee simple forever, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

\* of 3112 W. 39th Place, Chicago, IL 60632

**SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"**

Permanent Index Number(s): 19-23-114-037-0000



\*\* of 5937 S. Hamilton Ave, Chicago, IL 60630  
Property Address: 3710 West 65th Street, Chicago, IL 60629


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 17 day of Jan, 2024.

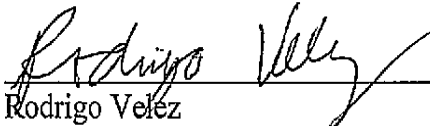
**\* THIS IS NOT HOMESTEAD PROPERTY \***

REAL ESTATE TRANSFER TAX		23-Jan-2024		
	COUNTY:	180.00		
	ILLINOIS:	360.00		
	TOTAL:	540.00		
19-23-114-037-0000		20240101615914		0-214-725-680

REAL ESTATE TRANSFER TAX		23-Jan-2024		
	CHICAGO:	2,700.00		
	CTA:	1,080.00		
	TOTAL:	3,780.00 *		
19-23-114-037-0000		20240101615914		0-088-765-488

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

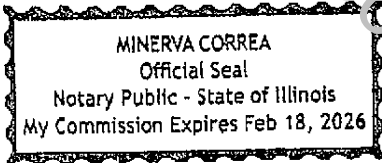
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Rodrigo Velez

STATE OF ILLINOIS        )  
  ) SS,  
COUNTY OF COOK        )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Rodrigo Velez 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 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 17 day of Jan, 2024.



  
Notary Public

THIS INSTRUMENT PREPARED BY

  
Archer Law Group  
6839 W. Archer Ave.  
Chicago, IL 60638

MAIL TO:

Felix Gonzalez  
6839 W. Archer Avenue  
Chicago, IL 60638

SEND SUBSEQUENT TAX BILLS TO:

Jonathan Velez  
3710 West 65th Street  
Chicago, IL 60629

# UNOFFICIAL COPY

LN23028395

Exhibit A

LOT 44 (EXCEPT THE WEST 5 FEET THEREOF) AND THE WEST 8 FEET OF LOT 45 IN BLOCK 7 IN JOHN F. EBERHART'S SUBDIVISION OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 23, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PIN: 19-23-114-037-0000

For Informational Purposes only: 3710 West 65th Street, Chicago, IL 60629

Property of Cook County Clerk's Office