

# UNOFFICIAL COPY

Chicago Title

236550340101

Doc# 2403341061 Fee: \$107.00

Karen A. Yarbrough

Cook County Clerk

Date: 02/02/2024 10:36 AM Pg: 1 of 3

## WARRANTY DEED

### Tenants by the Entirety

Dec ID 20240101620317

ST/CO Stamp 0-222-129-200 ST Tax \$326.50 CO Tax \$163.25

City Stamp 0-869-735-472 City Tax: \$3,428.25

#### MAIL TO:

ADRIAN VAZQUEZ  
FIDEL VAZQUEZ  
5555 S. MASON AVE  
CHICAGO IL 60638

#### MAIL TAX BILLS TO:

Adrian Vazquez  
Fidel Vazquez  
5555 S. Mason Ave.  
Chicago, IL 60638

THE GRANTOR, MARY HUERTA, a widow, of the City of Chicago, County of Cook, State of Illinois, for the consideration of Ten Dollars, and other good and valuable consideration the receipt of whereof is hereby acknowledged, CONVEYS and WARRANTS TITLE to ADRIAN VAZQUEZ and FIDEL VAZQUEZ, ~~a married couple~~, of 4449 S. Albany Ave., Unit 2, of the city of Chicago, County of Cook, State of Illinois, as GRANTEES, not as Tenants in Common or Joint Tenants but as ~~TENANTS BY THE ENTIRETY~~, the following described real estate:   
\* a single person  
\* a married man  
~~AS JOINT TENANTS~~

LOT 27 AND THE NORTH 5 FEET OF LOT 28 IN BLOCK 43 IN FREDERICK H. BARTLETT'S SECOND ADDITION TO GARFIELD RIDGE, A SUBDIVISION IN THE WEST 1/2 OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Permanent Index Number: 19-17-201-076-0000


Property Address: 5555 S. Mason Ave., Chicago, IL 60638

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

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

IN WITNESS WHEREOF, The grantor has hereunto set her hands and seal this

2nd day of January, 2024.

  
Mary Huerta

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STATE OF ILLINOIS, COUNTY OF \_\_\_\_\_, SS: I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Mary Huerta, is 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 she signed, sealed and delivered the said 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 official seal, this 22<sup>nd</sup> day of January, 2024.

Commission expires 03-11-2026

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



Prepared by: LKW Law LLC, 527 N. Spring Ave., LaGrange Park, IL 60526

REAL ESTATE TRANSFER TAX		31-Jan-2024
CHICAGO:		2,448.75
CTA:		979.50
TOTAL:		3,428.25 *

19-17-201-076-0000 | 20240101620317 | 0-866-735-472  
\* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX		31-Jan-2024
COUNTY:		163.25
ILLINOIS:		326.50
TOTAL:		489.75

19-17-201-076-0000 | 20240101620317 | 0-222-129-200

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## LEGAL DESCRIPTION

Order No.: 23GSD034010LT

For APN/Parcel ID(s): 19-17-201-076-0000

LOT 27 AND THE NORTH 5 FEET OF LOT 28 IN BLOCK 43 IN FREDERICK H. BARTLETT'S SECOND ADDITION TO GARFIELD RIDGE, A SUBDIVISION IN THE WEST 1/2 OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office