

UNOFFICIAL COPY

Doc#: 2403341108 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 02/02/2024 12:05 PM Pg: 1 of 3

Dec ID 20240101622708
ST/CO Stamp 1-807-686-704 ST Tax \$550.00 CO Tax \$275.00

WARRANTY DEED

LTS-1027655

THIS INDENTURE WITNESSETH, that the Grantor(s), **JEFFREY W. STRAZIS and JACQUELINE R. BURKE NKA JACQUELINE R. STRAZIS, husband and wife**, County of **COOK** and State of **ILLINOIS**, for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations, the receipt of which is hereby acknowledged, CONVEY(S) and WARRANT(S) to **SOFIA BUENAVENTURA, _____ AND GUSTAVO G. G. G. 80** **CHAGOYA, ^{Gazcon} wife and husband**, of County of DePage, and State of Illinois, as...

(Check Applicable, Strike Inapplicable)

- An individual or Entity (LLC, Corporation, Etc.)
- Tenants in Common
- Not as Tenants in Common but as Joint Tenants with rights of survivorship
- Not as Tenants in Common or Joint Tenants, but as Tenants by the Entirety

...the following described real estate, to-wit:

SEE ATTACHED LEGAL

Permanent Real Estate Index Number: **18-33-328-025-0000 & 18-33-328-032-0000**

Address of Real Estate: **615 SOUTH OAKWOOD AVENUE, WILLOW SPRINGS, IL 60480**

Subject to the following restrictions: a) general real estate taxes not yet due and payable; b) zoning laws and ordinances; c) covenants, conditions, restrictions of record, building lines and easements for the use of public utilities.

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

Dated this 15 Day of JANUARY, 2024

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Jeffrey W. Strazis
JEFFREY W. STRAZIS

Jacqueline R. Strazis
JACQUELINE R. STRAZIS

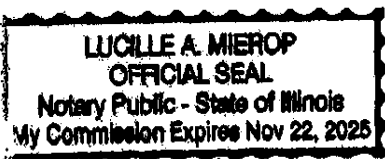
STATE OF IL

COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT, Jeffrey W. Strazis and Jacqueline R. Strazis, personally known to me to be the same person(s) whose names are subscribed to the foregoing instrument, as having executed the same, appeared before me this day in person and acknowledged that (he/she/they) signed, sealed, and delivered the said instrument as (his/het/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 15 day of JANUARY, 2024.

[Notary Seal]



Lucille Mierop
Notary Public

This Instrument was prepared by:

Russell F. Kazda
17112 S. Oak Park Avenue
Tinley Park, IL 60477

REAL ESTATE TRANSFER TAX		02-Feb-2024	
COUNTY:	275.00	ILLINOIS:	550.00
TOTAL:	825.00		
18-33-328-025-0000		2024/1/16 2/708 1-807-686-704	

Future Tax Bills to:

Sofia Buenaventura
1615 S. Oakwood Ave
Willow Springs IL 60480

After recording return document to:

Sofia Buenaventura
1615 S. Oakwood Ave
Willow Springs IL 60480

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18-33-328-025-0000 and 18-33-328-032-0000

LOT 25 AND THE NORTH 1/2 OF LOT 26 IN BLOCK 51 IN MOUNT FOREST A SUBDIVISION OF THE SOUTHEAST 1/4 AND THAT PART OF THE EAST 1/2 OF THE SOUTHWEST 1/4 AND THE NORTHEAST 1/4 WEST OF LAND OF JACOB ABBITT AND THE NORTHWEST 1/4 OF SECTION 33, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF THE CHICAGO, ST. LOUIS AND ALTON RAILROAD, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office