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First American Title Insurance Company

WARRANTY DEED
ILLINOIS STATUTORY
Individual

FIRST AMERICAN TITLE
FILE # AF 1038964

Doc# 2415902217 Fee: \$107.00

CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

Date 6/7/2024 1:08 PM Pg: 1 of 2

Dec ID 20240501618061

ST/Co Stamp 1-670-548-784 ST Tax \$170.00 CO Tax \$85.00

City Stamp 1-115-999-536 City Tax \$1,785.00

THE GRANTOR, Jose Perez, a widower, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten and 00/100 dollars, and other good and valuable consideration in hand paid, CONVEY and WARRANT to Jose A. Aguirre Gama, a married man, of 12851 Blossom Dr. Alsip, Illinois, of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

The Land referred to herein below is situated in the County of Cook, State of IL, and is described as follows:

THE SOUTH 1/3 OF LOT 6 AND ALL OF LOT 7 IN BLOCK 10 IN WATERMAN'S ADDITION TO MORRELL PARK AND ELSDON, BEING A SUBDIVISION OF THE EAST 3/4 OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF SECTION 11, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

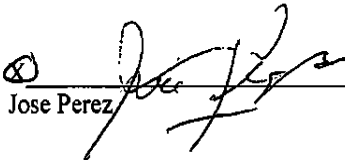
Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: Property taxes for the year 2023 and thereafter. Covenants, conditions and restrictions of record. Private, public and utility easements and roads and highways, Party wall rights and agreements, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the property.

Permanent Real Estate Index Number(s): 19-11-410-006-0000

Address(es) of Real Estate: 5217 S. Christiana Ave., Chicago, IL 60632

Dated this 5th day of June, 20 24.

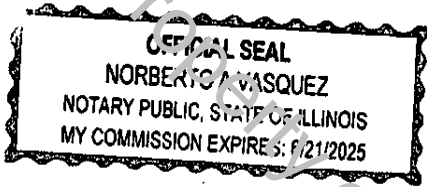

Jose Perez

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STATE OF ILLINOIS, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Jose Perez, personally known to me to be the same person whose name are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as 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 official seal, this 5th day of June, 2024.



Norberto Vasquez

(Notary Public)

Prepared by:

Jesus Perez Esq.
Law office of Jesus Perez
4111 S. Richmond
Chicago, IL 60632

Mail to:

~~Luis Martinez~~
~~Attorney at Law~~
~~4111 W. 63rd St.~~
~~Chicago, IL 60629~~

Jose A Aguirre Gama
12851 Blossom Dr
Alsip, IL 60803

Name and Address of Taxpayer:

Jose A. Aguirre Gama
12851 Blossom Dr.
Alsip, IL 60803