

# UNOFFICIAL COPY

Doc#: 2416914365 Fee: \$107.00

CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

Date 6/17/2024 1:20 PM Pg: 1 of 3

Dec ID 20240601628368

ST/Co Stamp 2-122-423-600 ST Tax \$96.00 CO Tax \$48.00

City Stamp 1-512-611-120 City Tax \$1,008.00

[Space Above Is For Recording Data]

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**A24-3379**

**Warranty Deed**

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**PREPARED BY:**

Katarzyna Dominikowski P.C.  
6127 N Northwest Hwy  
Chicago, IL 60631

**RETURN TO:**

Ester Reyes  
5419 S Massasoit Ave  
Chicago, IL 60638

# UNOFFICIAL COPY

A24-3379 AB

**WARRANTY DEED**  
Individual to Individual

THE GRANTOR, Stanislaw Jaroszek, a married man, of the City of Chicago, County of Cook, State of Illinois 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

Ester Reyes *a single woman*

the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

(The Above Space for Recorder's Use Only)

**LEGAL DESCRIPTION:**

UNIT 7 IN THE 5419 SOUTH MASSASOIT AVENUE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 4, 5 AND 6 AND NORTH 1 FOOT OF LOT 7 IN BRUNN'S SUBDIVISION OF LOTS 34 AND 35 IN THE SUBDIVISION OF THAT PART OF SOUTHEAST 1/4 OF SECTION 8, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM FILED AS DOCUMENT NUMBER LR3421406, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

**Permanent Index Number(s):** 19-08-427-012-1007

**Property Address:** 5419 South Massasoit Avenue, #7, Chicago, IL 60638

**SUBJECT TO:** Covenants, conditions and restrictions of record, private and utility easements and roads and highways, general taxes for the year 2023 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s).

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

THIS IS NOT HOMESTEAD PROPERTY TO THE GRANTOR'S SPOUSE.

# UNOFFICIAL COPY

Dated this 17th day of June, 2024

Stanislaw Jaroszek  
Stanislaw Jaroszek

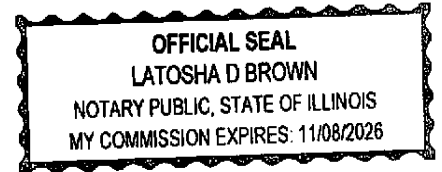
STATE OF ILLINOIS     )  
  ) SS,  
COUNTY OF COOK        )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Stanislaw Jaroszek personally known to me to be the same persons 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 17th day of June, 2024.

[Signature]  
Notary Public

THIS INSTRUMENT PREPARED BY  
Katarzyna Dominikowski, P.C.  
6127 N Northwest Hwy  
Chicago, IL 60631



MAIL TO:

John Koziel  
6413 W 63rd St.  
Chicago IL 60638

SEND SUBSEQUENT TAX BILLS TO:

Ester Reyes  
5419 S. Massasoit Ave Unit 7  
Chicago IL 60638

REAL ESTATE TRANSFER TAX 16-Jun-2024



CHICAGO: 720.00  
CTA: 288.00  
TOTAL: 1,008.00 \*

19-08-427-012-1007 | 20240601628368 | 1-512-611-120

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

REAL ESTATE TRANSFER TAX 16-Jun-2024



COUNTY: 48.00  
ILLINOIS: 96.00  
TOTAL: 144.00

19-08-427-012-1007 | 20240601628368 | 2-122-423-600