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A24-4076SA

WARRANTY DEED

Doc#: 2417724235 Fee: \$107.00

CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

Date 6/25/2024 11:49 AM Pg: 1 of 1

THE GRANTOR (S)

Maribel Huayamave, a single women

Dec ID 20240601635332

ST/Co Stamp 1-202-651-952 ST Tax \$305.00 CO Tax \$152.50

City Stamp 2-054-226-736 City Tax \$3,202.50

for and in consideration of TEN (\$10.00) DOLLARS, and other valuable consideration in hand paid, CONVEY AND WARRANT TO Orlando Ortiz, amarried man

in the City of Chicago, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

Lot 11 in Block 3 in Linscotts Ridgeland Avenue Subdivision, being a subdivision of the South half of the North West Quarter of the North West Quarter of Section 20, Township 40 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois.

THIS IS NOT A HOMESTEAD PROPERTY.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises in fee simple absolute

Permanent Real Estate Index Number(s): 13 20 110 011 0000
Address(es) of Real Estate: 6233 W. Berenice Ave Chicago, IL 60634

Subject to general taxes not due and payable at time of closing, covenants, conditions, and restrictions of record, building lines and public and utility easements, if any; acts done by or suffered through Buyer, existing leases and tenancies, if any; all special governmental taxes or assessments confirmed and unconfirmed, and general real estate not yet due and payable.

Maribel Huayamave (SEAL) _____ (SEAL)
Maribel Huayamave

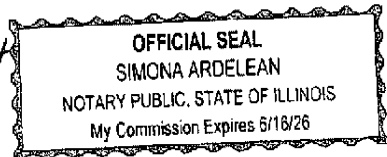
DATED: June 20, 2024

State of Illinois, County of Cook ss. Cook
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that

Maribel Huayamave is the person known to me to be the same person whose name subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said 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 official seal, this day 06.20.2024

Armin
Notary Public



This instrument was prepared by: TELLEZ AND ASSOCIATES, LTD., 2342 N. DAMEN, CHICAGO, IL 60647

MAIL TO: ~~_____~~ SEND SUBSEQUENT TAX BILL TO: Orlando Ortiz
6233 W. Berenice Ave
Chicago, IL 60634

REAL ESTATE TRANSFER TAX
23-JUN-2024
COUNTY: 152.50
ILLINOIS: 305.00
TOTAL: 457.50
20240601635332 | 1-202-651-952
13-20-110-011-0000

REAL ESTATE TRANSFER TAX
23-JUN-2024
CHICAGO: 2,287.50
CTA: 915.00
TOTAL: 3,202.50
20240601635332 | 2-054-226-736
13-20-110-011-0000
* Total does not include any applicable penalty or interest due.