

UNOFFICIAL COPY

WARRANTY DEED ILLINOIS STATUTORY



2418530008

Doc# 2418530008 Fee \$88.00

ILRHSP FEE:\$18.00 RPRF FEE:\$1.00

CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

DATE: 7/3/2024 9:20 AM

PAGE: 1 OF 4

Mail to:

9
901145
10/20/24
add \$5

Name & Address of Taxpayer:

ANDREW ROA
MARIA CARRENO
5125 W. 30TH ST
CICERO, IL 60804

(Space for Recorder's Use)

THE GRANTOR(S), BERNARD J. KOWALSKI, A MARRIED MAN ***

of the City CICERO, County of COOK State of ILLINOIS
for and in consideration of Israel Guadalupe DOLLARS

and other good and valuable consideration, in hand paid, CONVEY(S) and WARRANT(S) to
THE GRANTEE(S), ANDREW ROA and MARIA CARRENO, a married woman

a single man
(Grantee's Address) 5125 W. 30TH ST, CICERO, IL 60804

of the City CICERO, County of COOK State of IL

in the form of ownership: Joint tenants, not tenants in common

all interest in the following described real estate situated in the County of COOK, in the State of Illinois to wit:

LOT 12 AND 13 (EXCEPT WEST 8 INCHES OF THE NORTH 34 FEET THEREOF) IN BLOCK 1 IN JOHN CUDAHY'S SECOND ADDITION TO CHICAGO A SUBDIVISION IN THE SOUTHEAST 1/4 OF SECTION 28, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

*** NOT A HOMESTEAD PROPERTY

Cook County Clerk's Office

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Y
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1/2
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| | | | |
|--------------------------------------|----------------|-------------------------|-----------------------------|
| T O W N S H I P | Town of Cicero | Address: 5125 W 30TH ST | Real Estate Transfer Tax |
| | | Date: 06/20/2024 | \$3,650.00 |
| | | Stamp #: 2024-10524 | Payment Type: Check |
| | | By: Murray1 | Compliance #: 2024-DGDN4Y4R |

(NOTE: If additional space is required for legal, attach on a separate 8-1/2" x 11" sheet.)

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

Permanent Index Number(s): 16-28-425-031-0000
16-28-425-003-0000

Property Address: 5125 W. 30TH ST, CICERO, IL 60804

CT # 249 SA 1702871A 10/2 4/24

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Dated this 31 day of May, 2024

(Seal)

Bernard J. Kowalski
BERNARD J. KOWALSKI (Seal)

(Seal)

(Seal)

(NOTE: Please type or print names below all signatures.)

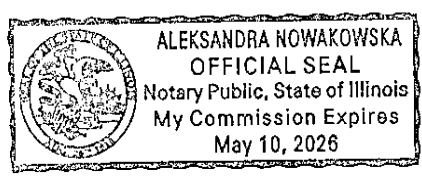
STATE OF ILLINOIS)
) ss
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT
BERNARD J. KOWALSKI, A MARRIED MAN * NOT A HOMESTEAD PROPERTY**

personally known to me to be the same person(s) whose name(s) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/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 31 day of May, 2024
Aleksandra Nowakowska
Notary Public

(Seal)



My commission expires: 5-10-26

COOK COUNTY / ILLINOIS TRANSFER STAMP

Name & Address of Preparer:
ANTHONY V. PANZICA
ATTORNEY AT LAW
2510 W. IRVING PARK ROAD # B
CHICAGO, IL 60618

or
Exempt under provisions of Paragraph _____
Section 4, Real Estate Transfer Tax Act.
Date: _____

Buyer, Seller or Representative

** This conveyance must contain the name and address of the Grantee for tax billing purposes: (Chap. 55 ILCS 5/3-5020) and name and address of the person preparing the instrument (Chap. 55 ILCS 5/3-5022).

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EXHIBIT "A"

Order No.: 24GSA170287NA

For APN/Parcel ID(s): 16-28-425-031-0000 and 16-28-425-003-0000

LOT 12 AND 13 (EXCEPT WEST 8 INCHES OF THE NORTH 84 FEET THEREOF) IN BLOCK 1 IN JOHN CUDAHY'S SECOND ADDITION TO CHICAGO A SUBDIVISION IN THE SOUTHEAST 1/4 OF SECTION 28, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Property of Cook County Clerk's Office

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REAL ESTATE TRANSFER TAX

26-Jun-2024



COUNTY:
ILLINOIS:
TOTAL:

182.50
365.00
547.50

16-28-425-003-0000

20240601630880

1-312-441-136

Property of Cook County Clerk's Office