GEORGE E. COLE®
LEGAL FORMS

COOK COUNTY, ILLINOIS
No. 810
February, 1985

89234481

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WARRANTY DEED
Joint Tenancy
Statutory (ILLINOIS)
(Individual to Individual)

CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

THE GRANTORS

BLANCA E. GARCIA and JOSEPH GARCIA, her husband,

of the City of Chicago County of Cook
State of Illinois for and in consideration of
TEN and 00/100.....($10.00)..... DOLLARS,
& other good & valuable considerations in hand paid,
CONVEY and WARRANT to
EDUARDO L. PERAREN and VIOLETA T. PERAREN, his wife,
6524 North Mozart Avenue and Glenda B. Tupas,
Chicago, Illinois 60645 unmarried

(NAMES AND ADDRESS OF GRANTEES)

12 00

(The Above Space For Recorder's Use Only)

not in Tenancy in Common, but in JOINT TENANCY, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

Lot 1 in T. J. Grady's Second Addition to North Edgewater in the South 1/2 of the East 1/2 of the East 1/2 of the West 1/2 of the East 1/2 of the North East 1/4 of Section 1, Township 40 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois;

SUBJECT TO: General Real Estate Taxes for 1988 and subsequent years;

A 20 foot Building Line as shown on the Plat of said Subdivision;

Prior to recording deed

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 not in tenancy in common, but in joint tenancy forever.

Permanent Real Estate Index Number(s): 13-01-221-019-0000

Address(es) of Real Estate: 2505 West Granville Avenue, Chicago, Illinois 60659

DATED this 18th day of May 1989

PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S)

Blanca E. Garcia (SEAL) Joseph Garcia (SEAL)
Blanca E. Garcia Joseph Garcia

(SEAL) (SEAL)

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that BLANCA E. GARCIA and JOSEPH GARCIA, her husband,

personally known to me to be the same persons whose names 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.

IMPRESS SEAL HERE

Given under my hand and official seal, this 18th day of May 1989

Commission expires January 20, 1990

Leonard N. Wenig
NOTARY PUBLIC

This instrument was prepared by Leonard N. Wenig, Attorney, 2640 West Touhy Avenue, Chicago, IL 60645
(NAME AND ADDRESS)

MAIL TO: Nicholas J. Lagattuta, Attorney
(Name)
300 North Martingale Road
(Address)
Schaumburg, Illinois 60173
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO: Eduardo L. Peraren
(Name)
2505 West Granville Avenue
(Address)
Chicago, Illinois 60659
(City, State and Zip)

OR RECORDER'S OFFICE BOX NO. BOX 333 — TH

STATE OF ILLINOIS REAL ESTATE TRANSFER TAX 105.50

REAL ESTATE TRANSACTION TAX Cook County 105.50

AFFIX "RIDERS" OR REVENUE STAMPS HERE

CITY OF CHICAGO REAL ESTATE TRANSACTION TAX 900.00

CITY OF CHICAGO REAL ESTATE TRANSACTION TAX

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Warranty Deed

JOINT TENANCY

INDIVIDUAL TO INDIVIDUAL

TO

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