

**UNOFFICIAL COPY**  
NOT A HOMESTEAD AFFIDAVIT  
(FOR USE IN TORRENS TRANSACTIONS)

REVISED 6/90 NUB

*[Signature]*  
I/We, Ramiro Nieves, being the  
title holder(s) to the property registered on Certificate Number  
1340468 Volume 2686-1, Page 235, in the  
Office of the Registrar of Titles, Cook County, Illinois, and being  
married to Fidelia Nieves

**STATE(s):**

- (1) That the property herein is not homestead property.
- (2) (a) That the property herein is held and used, \_\_\_\_\_

(insert general purposes; Industrial, Investment, Commercial)  
and is (2)(b)  
Vacant/developed with SWELL FAM. TRST

- (3) That no proceeding is now pending or contemplated by affiant, nor does affiant know or believe that any proceeding is contemplated by the spouse of same under the Dissolution of Marriage Act, Ill. Rev. Stat., Ch. 40, §101, et seq.
- (4) That neither affiant(s) nor the spouse(s) of same is/are residing on said premises.

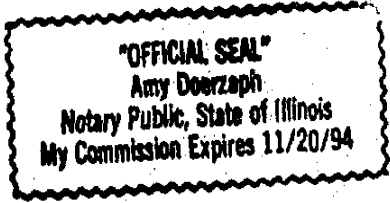
This affidavit is made to induce the Registrar of Titles to accept a certain deed of conveyance effecting said property without the signature(s) of the spouse(s); Said affiant(s) agree(s) to save harmless the Registrar of Titles from any loss, claim, damage and expenses related hereto sustained by acceptance of the said deed and waiving any objection as to homestead rights.

Ramiro Nieves  
\_\_\_\_\_

Subscribed and sworn to  
before me this 23  
day of October  
A.D. 19 91

(SEAL)

Amy Doerzaph  
Notary Public



# UNOFFICIAL COPY

Faint, illegible text, likely bleed-through from the reverse side of the page.

Property of Cook County Clerk's Office

OFFICIAL SEAL  
Amy Besenoff  
Notary Public, State of Illinois  
My Commission Expires 12/31/2024

# UNOFFICIAL COPY

4005202

## WARRANTY DEED

MAIL TO:  
 Euclides Agosto  
 NAME  
 2748 N. Ashland Ave  
 ADDRESS  
 Chicago, Illinois 60614  
 CITY & STATE

JOINT TENANCY

*attached*  
**THE GRANTOR** Manuel Martinez, a bachelor, and Ramiro Nieves, married  
 to Fidelia Nieves,  
 of the City of Chicago, County of Cook, State of Illinois  
 for and in consideration of Ten and No/100 DOLLARS  
 and other good and valuable considerations in hand paid.

*copy*  
**CONVEY and WARRANT to** Hilario Fernandez and Guadalupe Fernandez,  
 his wife,  
 of the City of Illinois, County of Cook, State of Illinois  
 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 Fourteen (14) in the Subdivision of the West 123.95 feet  
 of the East 263.95 feet of Block 4 (except the North 198 2/10  
 feet thereof in W. L. Sampson's Subdivision of the Northeast  
 quarter (1/4) of the southeast quarter (1/4) of Section 6,  
 Township 38 North, Range 14, East of the Third Principal  
 Meridian.

P.I.N: 20-06-411-023

Prop Add: 4453 S. Marshfield  
 Chicago, Illinois

This property is not subject to the Homestead Exemption laws  
 of the state of Illinois as the may pertain to Fidelia Nieves.

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.

STATE OF ILLINOIS  
 REAL ESTATE TRANSFER TAX  
 232721  
 90.00

DATED this 22nd, day of October 1991

Manuel Martinez (Seal) Ramiro Nieves (Seal)  
 Manuel Martinez Ramiro Nieves

NOTE: PLEASE TYPE OR PRINT NAME BELOW ALL SIGNATURES.

Hilario Fernandez	4453 S. Marshfield, Chicago, Ill	60609
Name of Grantee	Address	Zip
Hilario Fernandez	4453 S. Marshfield, Chicago, Ill	60609
Name of Taxpayer	Address	Zip
Oswaldo A. Hernandez	4144 W. North Ave, Chicago, Ill	60639
Name of Person Preparing Deed	Address	Zip

This conveyance must contain the name and address of the grantee, (Ch.115: 12.1)  
 name and address for tax billing, (Ch.115: 9.2) and name and address of person  
 preparing instrument. (Ch.115: 9.3)

S-91-01413

4005202

REAL ESTATE TRANSACTION TAX  
 Cook County  
 00.00  
 CITY OF CHICAGO  
 REAL ESTATE TRANSFER TAX  
 675.00

# UNOFFICIAL COPY

STATE OF ILLINOIS } ss.  
County of \_\_\_\_\_

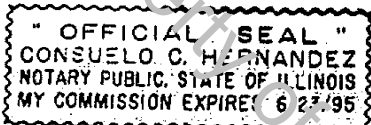
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Manuel Martinez, a bachelor, and Ramiro Nieves, married to Fidelia Nieves personally known to me to be the same person<sup>s</sup> whose name s subscribed to the foregoing instrument, appeared before 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 notarial seal this 22nd, day of October, 19 1991

(Impress Seal Here)

*Consuelo C. Hernandez*  
Notary Public

Commission Expires Jan 23rd, 1995



State of Illinois  
DEPARTMENT OF REVENUE  
STATEMENT OF EXEMPTION UNDER REAL ESTATE TRANSFER TAX ACT

I hereby declare that this deed represents a transaction exempt under provisions of Paragraph \_\_\_\_\_, Section 4, of the Real Estate Transfer Tax Act.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_.

Signature of Buyer-Seller or their Representative

WARRANTY DEED

JOINT TENANCY

4005202

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Handwritten notes and stamps including 'MURKIN', 'Wife', 'SUBSTITUTION', 'Address', 'Deduction', 'Paradee', and '349 Curd'.

LAWYERS TITLE INSURANCE CORPORATION  
10 S. DEARBORN, 32ND FLOOR EAST  
ONE FIRST NATIONAL PLAZA  
CHICAGO, ILLINOIS 60603  
BOX 334