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1319226085

WARRANTY DEED
ILLINOIS STATUTORY
INDIVIDUAL

Doc#: 1319226085 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/11/2013 12:44 PM Pg: 1 of 3

FIRST AMERICAN TITLE

ORDER # 2419677

Preparer File: 2419677
FATIC No.: 2419677

THE GRANTOR(S) BASTIAAN VANACKER, married to JENNY VANACKER of the City of CHICAGO, County of COOK, State of IL for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to KYLE SWEENEY, a never married man, of 1211 SOUTH PRAIRIE UNIT 4003 CHICAGO, IL 60605 of the County of COOK, all interest in the following described Real Estate situated in the County of COOK in the State of IL, to wit:

See Exhibit "A" attached hereto and made a part hereof

SUBJECT TO: General taxes and assessments for the year 2012 2nd Installment, 2013 and subsequent years, which are not yet due and payable.

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

Permanent Real Estate Index Number(s): 14-32-127-033-1005

Address(es) of Real Estate: 2107 NORTH MAGNOLIA, UNIT 2-A
CHICAGO, IL 60614

Dated this 6th day of June, 2013

BASTIAAN VANACKER

JENNY VANACKER

S Y
P 3
S N
SC 1
INT D

REAL ESTATE TRANSFER		06/20/2013
	CHICAGO:	\$3,258.75
	CTA:	\$1,303.50
	TOTAL:	\$4,562.25

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REAL ESTATE TRANSFER		06/20/2013
	COOK	\$217.25
	ILLINOIS:	\$434.50
	TOTAL:	\$651.75

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First American
Title Insurance Company

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STATE OF ILLINOIS, COUNTY OF COOK COOK SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT BASTIAAN VANACKER, married to JENNY VANACKER personally known to me to be the same person(s) whose name(s) 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.

Given under my hand and official seal this 6 day of JUN, 20 13.



[Signature]
Notary Public

Prepared by:
Novit and Novit
100 N. LaSalle Street Suite 1700
Chicago, IL 60602

Mail to: RAY PASULKA
70 W. MADISON 2222
CHICAGO IL 60602

Name and Address of Taxpayer:
KYLE SWEENEY
2107 NORTH MAGNOLIA
UNIT 2-A
CHICAGO, IL 60614

Office of Cook County Clerk's Office



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Exhibit "A" – Legal Description

PARCEL 1:

UNIT NO. 2A IN HEADLEY SCHOOL CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 43 THROUGH 46 AND THE EAST 22.00 FEET OF THE NORTH 10.50 FEET OF LOT 47 AND EAST 50.10 FEET OF THE SOUTH 19.0 FEET OF LOT 41 AND THE EAST 50.10 FEET OF LOT 42, ALL IN A SUBDIVISION OF BLOCK 6 OF BLOCK 13 IN SHEFFIELD ADDITION TO CHICAGO OF THE SOUTHWEST 1/4 OF SECTION 29 AND THE SOUTHEAST 1/4 OF THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 31, ALL OF SECTION 32 AND THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 88250996, AS AMENDED BY DOCUMENT 86613920, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

TOGETHER WITH EASEMENT FOR MAINTENANCE OF A GARAGE AS CREATED BY RESERVATION OF EASEMENT IN DEED FROM MIDTOWN BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST AGREEMENT DATED MARCH 5, 1985 AND KNOWN AS TRUST NUMBER 1258 MIDTOWN BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST AGREEMENT DATED DECEMBER 18, 1985 AND KNOWN AS TRUST NUMBER 1351 DATED JUNE 2, 1986 AND RECORDED JUNE 3, 1986 AS DOCUMENT 86221625 OVER AND ACROSS THE EAST 25.00 FEET OF LOT 42 AND THE EAST 25.00 FEET OF THE SOUTH 9 FEET OF LOT 41, ALL IN SUBDIVISION OF BLOCK 6 AFORESAID, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EXCLUSIVE RIGHT TO THE USE OF P-1 A LIMITED COMMON ELEMENT, AS DELINEATED ON AFORESAID SURVEY, RECORDED AS DOCUMENT 88250996.

