

UNOFFICIAL COPY



WARRANTY DEED
Individual to Individual

Doc#: 1322622034 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/14/2013 11:09 AM Pg: 1 of 2

(above space for Recorder's use only)

THE GRANTOR **Scott Simmons and Hanna Simmons, Husband and Wife**, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of the sum of Ten Dollars and other good and valuable consideration, CONVEY AND WARRANT to GRANTEE:

Helen Cho

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

PARCEL 1:

UNITS 6530-1, IN THE PROFESSOR'S ROW CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 18 IN BARTLEME'S SUBDIVISION OF LOT 5 IN THE SUBDIVISION BY L.C. PAINE FREER (RECEIVER) OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 32, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 97149891, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE 1N, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 97149891.

Subject to general real estate taxes for 2013 and subsequent years; covenants, easements and restrictions of record; building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the property; the Declaration of Condominium; and the Illinois Condominium Property Act.

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 forever as Tenants by the Entirety.

Permanent Index Number: 11-32-316-035-1004

Property Address: 6532 N. Newgard Avenue, Unit 1N, Chicago, IL 60626-5059

Dated: July 29, 2013


Scott Simmons


Hanna Simmons

STERLING TITLE SERVICES, LLC 2013000431 1/2

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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 **Scott Simmons** personally known to me to be the same person whose name is 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 homestead.

Impress
Seal
Here

Given under my hand and official seal, this 29 day of July, 2013.
Commission expires 9-5-14 _____
Notary Public [Signature]

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 **Hanna Simmons** personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of homestead.

Impress
Seal
Here


Given under my hand and official seal, this 21 day of July, 2013.
Commission expires 9-5-16 _____
Notary Public [Signature]


This instrument prepared by: Joseph A. Riccelli, Esq., 127 W. Willow, Wheaton, IL 60187

Mail to: _____

Send subsequent tax bills to:

Helen Cho
6532 N. Newgard Ave. #1N.
Chicago, IL 60626

REAL ESTATE TRANSFER		08/01/2013
	CHICAGO:	\$2,118.75
	CTA:	\$847.50
	TOTAL:	\$2,966.25

REAL ESTATE TRANSFER		08/01/2013
	COOK	\$141.25
	ILLINOIS:	\$282.50
	TOTAL:	\$423.75