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Doc#: 1324201050 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/30/2013 11:30 AM Pg: 1 of 2

After Recording Please Return to:

Michael Dorf, Esq.
150 N Michigan Ave.
Suite 2130
Chicago IL 60601

FNTIC - 51010768

WARRANTY DEED

WARRANTY DEED, made this 28th day of June, 2013 by and between JEFFREY LEVINSON and DAWN LEVINSON (f/k/a Dawn Cooper) husband and wife, of the City of Chicago, County of Cook and State of Illinois (the "Grantors") and STEPHEN C. MERLE and ANNE MERLE, husband and wife, of 2708 Central Park Avenue, Evanston, Illinois, 60201 (the "Grantees").

THE GRANTORS, for and in consideration of the sum of TEN and NO/100ths DOLLARS (\$ 10.00), the receipt and sufficiency of which is hereby acknowledged and received, and for other good and valuable consideration, do hereby Convey and Warrant unto STEPHEN C. MERLE and ANNE MERLE as TENANTS BY THE ENTIRETY and their heirs, successors and assigns, the following described premises located in the County of Cook, State of Illinois, described as follows:

PARCEL 1:

UNIT NUMBER 1459-G, IN THE VITA AGIATA CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOT 10 IN BLOCK 10 IN BIRCHWOOD BEACH, A SUBDIVISION OF SECTION 29, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 27, 1890 IN BOOK 42 OF PLATS, PAGE 39, AS DOCUMENT NUMBER 1326212, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

STORAGE SPACE NUMBER 18, IN THE VITA AGIATA CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOT 10 IN BLOCK 10 IN BIRCHWOOD BEACH, A SUBDIVISION OF SECTION 29, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 27, 1890 IN BOOK 42 OF PLATS, PAGE 39, AS DOCUMENT NUMBER 1326212, IN COOK COUNTY, ILLINOIS,

WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 06-11434071; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PIN Number: 11-29-311-029-1001

Address: 1459 W Fargo, Unit G, Chicago IL 60626

FIDELITY NATIONAL TITLE 51010768

BOX 15

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Grantors hereby release and waive all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

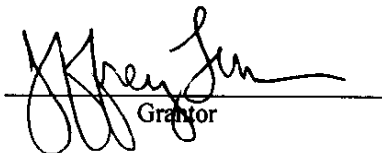
Subject to: covenants, conditions and restrictions of record, and to real estate taxes for 2012 and subsequent years.

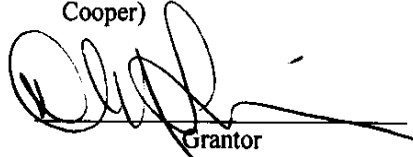
TO HAVE AND TO HOLD the said premises, with its appurtenances unto the said Grantees and their heirs and assigns forever. Grantor covenants with the Grantees that the Grantor is now seized in fee simple absolute of said premises; that the Grantor has full power to convey same; that the same is free from all encumbrances excepting those set forth above; that the Grantees shall enjoy the same without any lawful disturbance; that the Grantor will, on demand, execute and deliver to the Grantees, at the expense of the Grantor, any further assurance of the same that may be reasonably required, and, with the exceptions set forth above, that the Grantor warrants to the Grantees and will defend for him/her all the said premises against every person lawfully claiming all or any interest in same, subject to real property taxes accrued by not yet due and payable and any other covenants, conditions, easements, rights of way, laws and restrictions of record.

IN WITNESS WHEREOF, the Grantors have executed this Warranty Deed on the date set forth above.


JEFFREY LEVINSON

DAWN LEVINSON (f/k/a Dawn Cooper)


Grantor


Grantor

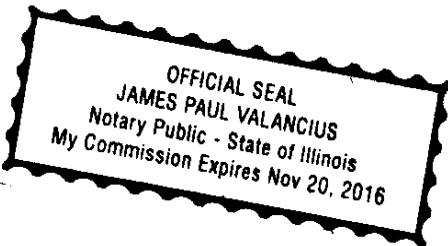
STATE OF ILLINOIS)
) SS:
COUNTY OF COOK)

REAL ESTATE TRANSFER	06/28/2013
	CHICAGO: \$1,368.75
	CTA: \$547.50
	TOTAL: \$1,916.25
11-29-311-029-1001 20130601608492 0T5RWN	

The undersigned, a Notary Public in and for said County in the State aforesaid, Do Hereby Certify that Jeffrey Levinson and Dawn Levinson (f/k/a Dawn Cooper) husband and wife, 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 he signed and delivered said instrument as his free and voluntary act for the uses and purposes therein set forth.



Given my hand and Notarial Seal this 28th day of June, 2013.


NOTARY PUBLIC



My commission expires _____

[NOTARY :

REAL ESTATE TRANSFER	06/28/2013
	COOK \$91.25
	ILLINOIS: \$182.50
	TOTAL: \$273.75
11-29-311-029-1001 20130601608492 1V903A	