©Chicago Title Insurance Company

RHSP Fee:\$9.00 RPRF Fee: \$1.00
Karen A.varbough

Cook County Recorder of Deeds

Date: 07/10/2014 09:59 AM Pg: 1 of 3

WARRANTY DEED

WHEN RECORDED MAIL TO:

Julie Lehrman

Deerfield 12 60015

SEND TAX BILLS TO:

Aick Jones

2735 W. Arm. 420

Above Space for Recorder's Use Only

The GRANTOR, Glen A. Hilton, nearried to Megan Hilton, of the city of Mason City, County of Cerro Gordo and State of Iowa, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, hereby CONVEYS and WARRANTS unto the GRANTEE, Nicholas Jones, unmarried and not a member of a civil union, of 1433 W. Albion, Unit 2A, Chicago, IL 60626, the following described real estate situated in the County of Cook, State of Illinois, to wit:

See attached Exhibit -A-

Property Address:

WYTHERIES (N) CATIONAME 15FZ

2735 W. Armitage Ave., Unit 207, Chicago, IL 60647

Parking Space #12

Permanent Index Number:

13-36-228-041-1016

13-36-228-041-1051 (parking space)

Subject only to the following, if any: covenants, conditions and restrictions of record, which shall not contain a right of reversion nor interfere with the Buyer's intended residential use of the Property; public and utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; condominium declaration and bylaws, if any; and general real estate taxes not yet due and payable at the time of Closing.

S Y S Y S Y S INT

CALL

BOX 334 CT

1419142028 Page: 2 of 3

UNOFFICIAL COPY

IN WITNESS WHEREOF, the GRANTOR, Glen A. Hilton has caused his name to be signed to this instrument, below:

Dated: G/18/14
GLEN A. HILTON

STATE OF ILLINOIS) S.S. COUNTY OF COOK)

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that Glen A. Hilto, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me in person and acknowledged that he signed and delivered the same instrument as his free and voluntary a x, for the uses and purposes therein set forth.

GIVEN under my mand and official seal, this

OFFICIAL SEAL
MEREDITH A SWANK
NOTARY PUBLIC - STATE OF ILL INOIS
MY COMMISSION EXPIRES 02/21/17

day of June, 2014.

Notary Public

My Commission Expires: 02/

02/21/2017

WAIVEP OF HOMESTEAD

In accordance with Illinois law, I, Megan Hilton, hereby release and waive all rights under and by virtue of the Illinois Homestead exemption laws as to the property commonly known as 2735 W. Armitage Ave., Unit 207, Chicago, IJ, 60647, located in Cook County, Illinois.

Dated: 6-8-

MEGANGILTON

STATE OF ILLINOIS

) S.S.

COUNTY OF COOK

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY (ENTIFY that Megan Hilton, personally known to me to be the same person whose name is subscribed to the regoing instrument, appeared before me in person and acknowledged that she signed and delivered the same instrument as her free and voluntary act, for the uses and purposes therein set forth.

OFFICIAL SEAL

__ day of June, 2014

Notary Public

MEREDITH A SWANK NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES:02/21/17

My Commission Expires:

THIS INSTRUMENT WAS PREPARED BY:

Peter J. Latz & Associates LLC

104 N. Oak Park Avenue, Suite 200

Oak Park, Illinois 60301

UNOFFICIAL COPY

Exhibit -A-

Property Address:

2735 W. Armitage Ave., Unit 207, Chicago, IL 60647

Permanent Index Numbers: 13-36-228-041-1016

13-36-228-041-1051

Legally described as follows:

UNITS 207 AND 12 IN THE ARTIST VILLAGE LOFTS CONDOMINIUM, AS DELINEATED ON A SURVEY OF PART OF THE WEST 1/2 OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO THE MECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 00670540; TOGETHER WITH JTS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON JA COUNTY CONTY ONE **ELEMENTS IN COOK COUNTY ILLING'S.**

REAL ES	26-Jun-2014		
		COUNTY:	141.75
		ILLINOIS:	283.50
		TOTAL:	425.25
13-36-22	8-041-1016	20140601607150	0-992-059-136

REAL ESTATE TRA	NSFER TAX	26 Jun-2014
	CHICAGO:	2,126.25
(C 1 - 1	CTA:	850.50
	TOTAL:	2,976.75
12 26 228 041 101	6 20140601607150	1-912-004-352