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WARRANTY DEED ILLINOIS STATUTORY

2/2



Doc#: 1419942075 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/18/2014 03:21 PM Pg: 1 of 2

1st AMERICAN TITLE order # 2547661

Property of Cook County

THE GRANTOR, **JAMES KMAN**, married to **ANGELA ROBERTSON**, of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to:

JEREMY RICHEY, of 2625 North Clark #2006, Chicago, Illinois 60614, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

UNIT NUMBERS 309 AND P-13 IN WHEELWORKS CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 16, 17, 18, 19, 20, 21, 22, 23 AND ALL OF THE EAST AND WEST ALLEY LYING SOUTH OF AND SOUTHERLY OF SAID LOT 18, NORTH AND NORTHERLY OF SAID LOTS 19 THROUGH 23, BOTH INCLUSIVE AND BETWEEN THE EAST LINE AND WEST LINE OF SAID LOT 18 PRODUCED SOUTH ALL IN SUBDIVISION OF THAT PART OF LOT 13 IN COUNTY CLERK'S DIVISION OF BLOCK 43, LYING WEST OF THE EAST LINE OF WARD STREET, EXTENDED AND EAST OF THE WEST 124.0425 FEET OF SAID LOT 13 IN SHEFFIELD'S ADDITION TO CHICAGO, IN SECTION 29, TOWNSHIP 4 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 85175306, AS AMENDED AND RESTATED BY THE DECLARATION RECORDED AS DOCUMENT NUMBER 91198150, TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: (a) General real estate taxes not due and payable at the time of Closing; (b) covenants, conditions and restrictions of record; (c) building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate.

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): 14-29-314-048-1038, 14-29-314-048-1054 Vol. 0489
Vol 0489

Address of Real Estate: 2510 North Wayne, #309, Chicago, Illinois 60614

Dated this 17 day of June, 2014.

P-13

JAMES KMAN

ANGELA ROBERTSON
(For the purposes of releasing Homestead Right)

REC'D
7/18/14

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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, CERTIFY THAT **JAMES KMAN, married to ANGELA ROBERTSON**, 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 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 17 day of June, 2014.



[Signature] (Notary Public)

REAL ESTATE TRANSFER TAX	02-Jul-2014
CHICAGO:	1,781.25
CTA:	712.50
TOTAL:	2,493.75

14-29-314-048-1038 | 20140701609262 | 0-432-488-192

REAL ESTATE TRANSFER TAX	02-Jul-2014
COUNTY:	118.75
ILLINOIS:	237.50
TOTAL:	356.25

14-29-314-048-1038 | 20140701609262 | 1-348-591-360

Prepared By:
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Mail To:
Jeremy Richey
~~2510 N. Wayne, #309~~
Chicago, IL 60614

Gard & Naught
939 N. Plum Grove Rd Ste C
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Name and Address of Taxpayer:
Jeremy Richey
2510 N. Wayne, #309
Chicago, IL 60614