

# UNOFFICIAL COPY

1 of 2

## WARRANTY DEED



Doc#: 1425455058 Fee: \$40.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 09/11/2014 11:16 AM Pg: 1 of 2

THE GRANTORS, **THOMAS F. LIVATINO** City of Evanston, Illinois, AND **KEVIN WHIRITY**, City of Ponte Vedra, Florida, for and in consideration of Ten and no/100 Dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEY and WARRANT to:

**ALEX DUCKS and MEGHAN BIEDA**, GRANTEES, 1416 W. Henderson, #2R, Chicago, Illinois not as Tenants by the Entirety, nor as Joint Tenants, but as TENANTS IN COMMON, to each an

undivided 50% interest, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

PARCEL 1:

UNIT 3, IN THE 2850 N. DAMEN CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 4 IN THE SUBDIVISION OF THAT PART LYING NORTH OF CLYBOURN AVENUE OF THE SOUTH 1/2 OF LOT 13 IN SNOW ESTATES SUBDIVISION BY SUPERIOR COURT PARTITION THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED TO THE DECLARATION CONDOMINIUM RECORDED AS DOCUMENT 0021026847, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE STORAGE UNIT 3 AND PARKING SPACE 3, LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0021026847.

### **THIS IS NOT HOMESTEAD PROPERTY**

SUBJECT TO: General real estate taxes not due and payable the time of closing, covenants, conditions, and restrictions of record, building lines and easements, if any.

Permanent Real Estate Index Number: 14-30-122-050-1003

Address of real estate: 2850 N. Damen Ave., #3, Chicago, IL 60618

Dated this 29<sup>th</sup> day of August, 2014.

THOMAS F. LIVATINO

KEVIN WHIRITY

PRECISION TITLE  
PTC 18391

# UNOFFICIAL COPY

**REAL ESTATE TRANSFER TAX**

04-Sep-2014



<b>COUNTY:</b>	208.50
<b>ILLINOIS:</b>	417.00
<b>TOTAL:</b>	625.50

State of Illinois )  
 ) SS.  
 County of Cook )

14-30-122-050-1003 | 20140801626321 | 1-552-696-448

I, Michele Goodwin, Notary Public, in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that THOMAS F. LIVATINO, 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.

Given under my hand and official seal, this 29<sup>th</sup> day of August, 2014.

Michele Goodwin  
 Notary Public



My commission expires:

**REAL ESTATE TRANSFER TAX**

04-Sep-2014



<b>CHICAGO:</b>	3,127.50
<b>CTA:</b>	1,251.00
<b>TOTAL:</b>	4,378.50

State of Florida )  
 ) SS.  
 County of Duval )

14-30-122-050-1003 | 20140801626321 | 1-804-878-976

I, Marcele W. Gillum, a Notary Public, in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that KEVIN WHIRITY, 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.

Given under my hand and official seal, this 27 day of August, 2014.

Marcele W. Gillum  
 Notary Public



My commission expires:

This instrument was prepared by:  
 Phillip A. Couri, 552 Lincoln Avenue, Winnetka, Illinois 60093  
 847-446-7372

Mail to:  
 Jason D. Van Hemert  
 501 N. Ashland Ave.  
 Park Ridge, Illinois 60068

Send Subsequent Tax Bills to:  
 Alex Rucks and Meghan Bieda  
 2850 N. Damen Ave., #3  
 Chicago, Illinois 60618