

# UNOFFICIAL COPY

140250301649

112



1425529077D

## WARRANTY DEED

Statutory

Individual to Individual

Doc#: 1425529077 Fee: \$40.00  
RHSP Fee: \$9.00 RPPF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 09/12/2014 03:47 PM Pg: 1 of 2

THE GRANTORS, AARON W. HAMBRICK and RACHEL A. HAMBRICK, A Married Couple, of the City of LINDENHURST, County of LAKE, State of ILLINOIS for and in consideration of TEN AND NO/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, CONVEY and WARRANT to SARA K. MCGUIRE and ERIK G. SCHNITGER, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

*\*not as tenants in common or as joint tenants but as tenants by the entirety*  
hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO, IF ANY: Covenants, conditions, and restrictions of record; public/private and utility easements; acts done by or suffered through Buyer; and general real estate taxes not yet due and payable at the time of Closing.

Permanent Real Estate Index Number: 11-29-301-021-1020

Address of Real Estate: 1500 W. BIRCHWOOD AVE., UNIT 3, Chicago, IL 60626

DATED this 27 day of August, 2014.

Aaron W. Hambrick (SEAL) Rachel A. Hambrick (SEAL)  
AARON W. HAMBRICK RACHEL A. HAMBRICK

STATE OF IL )  
COUNTY OF Lake ) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that AARON W. HAMBRICK and RACHEL A. HAMBRICK, 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 27 day of August, 2014.



Stacy Michael Stacy Michael  
NOTARY PUBLIC

This Instrument was prepared by: JAKUBCO RICHARDS & JAKUBCO P.C., 2224 W. Irving Park Road, Chicago, IL 60618.

MAIL TO:  
Tarr & Assoc. PC  
203 N. LaSalle St., #2100  
Chicago IL 60601

SEND SUBSEQUENT TAX BILLS TO:  
Sara McGuire & Erik Schnitger  
1500 W. Birchwood #3  
Chicago, IL 60626

# UNOFFICIAL COPY

## LEGAL DESCRIPTION RIDER


**Permanent Index Number:**



Property ID: 11-29-301-021-1020

**Property Address:**1500 West Birchwood Ave. Unit 3  
Chicago, IL 60626**Legal Description:**

UNIT 1500-3 IN THE CASTLE CONDOMINIUMS TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS AS DELINEATED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 2 AND 3 IN BIRCHWOOD BEACH, A SUBDIVISION OF PART OF SECTION 28, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN LYING SOUTH OF THE INDIAN BOUNDARY LINE, IN COOK COUNTY, ILLINOIS, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 99902747 AND AS AMENDED FROM TIME TO TIME.

REAL ESTATE TRANSFER TAX		11-Sep-2014
	<b>CHICAGO:</b>	1,567.50
	<b>CTA:</b>	627.00
	<b>TOTAL:</b>	2,194.50
11-29-301-021-1020   20140801623690   2-041-291-904		

REAL ESTATE TRANSFER TAX		11-Sep-2014
	<b>COUNTY:</b>	104.50
	<b>ILLINOIS:</b>	209.00
	<b>TOTAL:</b>	313.50
11-29-301-021-1020   20140801623690   1-832-887-424		