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WARRANTY DEED



Doc#: 1506946034 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 03/10/2015 11:26 AM Pg: 1 of 2

THE GRANTOR

(The space above for Recorder's use only)

Shannon Downey, a single woman of the City of Chicago, County of Cook, State of IL, for and in consideration of the sum of TEN AND 00/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, CONVEYS and WARRANTS to:

Graham Gage and Ann Gage* of 1347 w. Fletcher St. #1 Chicago, IL. 60657, not as Joint Tenants or Tenants in Common but as Tenants by the Entirety, the following real estate commonly known as: *Husband and wife

4518 North Ashland Ave. Unit 3W Chicago, IL. 60640, legally described as:

UNIT NUMBER 4518 - 3W IN THE RAVENSWOOD COURT CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOT 8 (EXCEPT THE NORTH 42 FEET) AND ALL OF LOTS 9 AND 10 IN BLOCK 10 (EXCEPTING FROM SAID LAND THAT PART LYING EAST OF A LINE 50 FEET WEST OF AND PARALLEL TO THE EAST LINE OF SECTION 18) IN RAVENSWOOD IN THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 18, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0030492174; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

SUBJECT TO: Covenants, conditions and restrictions of record and general real estate taxes for 2014 and subsequent years.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

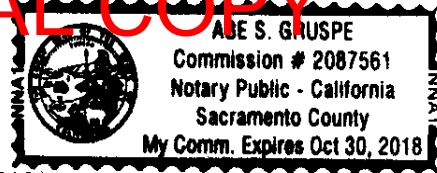
Permanent Index Number (PIN): 14-18-217-022-1034

Address(es) of Real Estate: 4518 North Ashland Avenue, Unit 3W, Chicago, IL 60640

Dated this 13th day of February, 2015

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Shannon Downey
Shannon Downey

(SEAL)

(SEAL)

CA
STATE OF ILLINOIS)

)ss.

COUNTY OF
Sacramento

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Shannon Downey, personally known to me to be the same person whose name subscribed in 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, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 13th day of FEBRUARY, 2015.

Abbe S. Gruspe
NOTARY PUBLIC

Commission expires 10-30-2018

This instrument was prepared by: Steven G. English, Attorney at Law, 20 N. Walkup Avenue, Crystal Lake, IL 60014

MAIL TO:

Jolyn Heun
Attorney at Law
159 W. Goethe
Chicago, IL 60610

SEND SUBSEQUENT TAX BILLS TO:

Graham Gage and Ann Gage
4518 North Ashland Avenue, Unit 3W
Chicago, IL 60640

OR

Recorder's Office Box No. _____

REAL ESTATE TRANSFER TAX		03-Mar-2015
	COUNTY:	110.00
	ILLINOIS:	220.00
	TOTAL:	330.00

14-18-217-022-1034 | 20150201663714 | 1-142-399-360

REAL ESTATE TRANSFER TAX		03-Mar-2015
	CHICAGO:	1,650.00
	CTA:	660.00
	TOTAL:	2,310.00

14-18-217-022-1034 | 20150201663714 | 1-653-449-088