

**WARRANTY DEED (Illinois)**

THIS DEED is made as of the 4 day of March, 2015, by and between

ANNE SPIEGEL and MELVIN RODAS  
Wife and Husband  
("Grantor," whether one or more),

and

JENNIFER EMLING and PATRICK EMLING  
Wife and Husband  
Of 727 W. Aldine, Chicago, IL  
~~As Tenants in Comm. or~~  
~~OR as Joint Tenants~~  
~~OR as Tenants by the Entirety~~  
(~~strike non-applicable statement~~)  
("Grantee," whether one or more).



Doc#: 1507019037 Fee: \$44.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 03/11/2015 10:36 AM Pg: 1 of 4

WITNESSETH, that the Grantor, for and in consideration of the sum of Ten Dollars and 00/100 (\$10.00), in hand paid by the Grantee, the receipt whereof is hereby acknowledged, does WARRANT, COVENANT, AND CONVEY unto the Grantee, and to their heirs and assigns, FOREVER, all the following described real estate, situated in the County of COOK and State of Illinois known and described as follows, to wit:

UNIT 1N IN THE PAULINA POINT CONDOMINIUM AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 4 AND THE WEST 2 FEET OF LOT 3 IN FRANCIS M. CASE'S SUBDIVISION OF LOTS 13, 14, AND 15 (EXCEPT THE NORTH 35 FEET THEREOF) IN BLOCK 10 OF RAVENSWOOD IN 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 NO. 0921118044, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 4509 N PAULINA ST., UNIT 1N, CHICAGO, IL 60640

PARCEL INDEX NUMBER (PIN): 14-18-217-025-1001, VOLUME 480

CCRD REVIEWER RV

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainder, rents issues and profits hereof, and all the estate, right, title, interest, claim or demand whatsoever, of the Grantor, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the Grantee, his heirs and assigns forever.

# UNOFFICIAL COPY

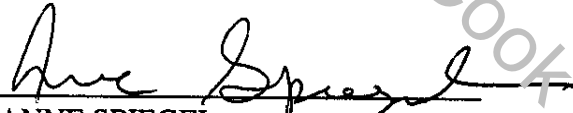
And the Grantor, for itself, and its successors, does covenant, promise and agree, to and with the Grantee, his heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND, subject to: Covenants, conditions, restrictions of record, public and utility easements, provided that such exceptions do not impair Purchaser's intended use of the Unit of residential purposes, and general real estate taxes for the year 2014 and subsequent years.

*2nd installment*

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PARCEL INDEX NUMBER (PIN): 14-18-217-025-1001, VOLUME 480

IN WITNESS WHEREOF, said Grantor has caused its signature to be hereto affixed, and has caused its name to be signed to these presents, this 4 day of March, 2015.

  
ANNE SPIEGEL

  
MELVIN RODAS

Prepared by: Rosenthal Law Group, LLC, 3700 W Devon Ave, Lincolnwood, IL 60712

MAIL TO:

Shane E. Mowery  
3453 W. Irving Park Rd.  
Chicago, IL 60618

SEND SUBSEQUENT TAX BILLS TO:

PATRICK EMLING  
JENNIFER EMLING  
4509 N Paulina  
#1N  
Chicago, IL 60640

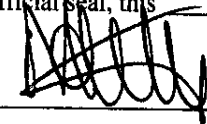
OR

RECORDER'S OFFICE BOX NO. \_\_\_\_\_

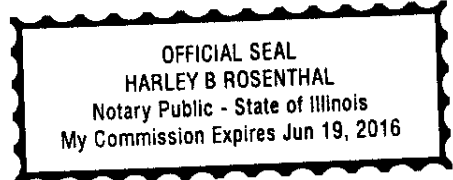
State of IL )  
                  ) SS  
County of COOK )

I, the undersigned, a Notary Public in and for said County and State, do hereby certify that ANNE SPIEGEL and MELVIN RODAS, is/are personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered said instrument as their free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal, this 4 day of March, 2015.

Notary Public 

My Commission Expires: 6-19-16

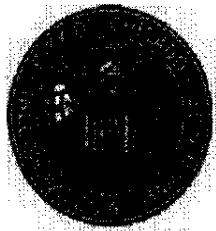


# UNOFFICIAL COPY

Property of Cook County Clerk's Office

## REAL ESTATE TRANSFER TAX

10-Mar-2015



<b>CHICAGO:</b>	2,355.00
<b>CTA:</b>	942.00
<b>TOTAL:</b>	3,297.00

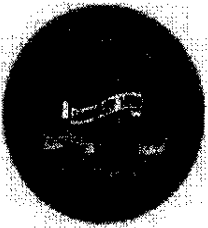
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Property of Cook County Clerk's Office

## REAL ESTATE TRANSFER TAX

10-Mar-2015



<b>COUNTY:</b>	157.00
<b>ILLINOIS:</b>	314.00
<b>TOTAL:</b>	471.00

14-18-217-025-1001 | 20150301667248 | 0-185-471-360