

WARRANTY DEED
(Illinois - Tenants by the entirety)

PREPARED BY:
Drost Gilbert Andrew & Apicella LLC

Jay A Andrew
800 E. Northwest Hwy, #1090
Palatine, IL 60074

MAIL TO:
ryan LAW GROUP LTD
Deanna S. Ryan
1121 W. Wrightwood
Chicago, IL 60614

NAME & ADDRESS OF TAXPAYER:
Benjamin & Erin Istvan
433 N. Wells Street, #202
Chicago, IL 60654



Doc#: 1510735034 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 04/17/2015 01:26 PM Pg: 1 of 3

**SPACE ABOVE RESERVED FOR
RECORDER'S USE ONLY**

THE GRANTOR(S): Patrick F. Rabau and Araceli D. Rabau, husband and wife, of the City of New York, County of New York and State of New York, for consideration of the sum of \$10.00 DOLLARS, cash and other good and valuable consideration, in hand paid, at or before delivery of this document, receipt of which is hereby acknowledged, has bargained, and sold and by this document and does grant, bargain, sell, CONVEY and WARRANT unto said GRANTEE(S): Benjamin Istvan and Erin Istvan, husband and wife, as Tenants by the Entirety, of 540 N. State Street Apt 1404, Chicago, Illinois 60654, on behalf of himself/herself, their heirs, executors, administrators, successors, representatives and assigns, all the right, title, interest claim or demand which the Grantors may have had in and to the following described real estate in the County of Cook, State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

Hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois, not as tenants in common, not as joint tenants, but as TENANTS BY THE ENTIRETY, forever.

Permanent index number: 17-09-252-019-1002 & 17-09-252-019-1034 & 17-09-252-019-1035
Property address: 433 N. Wells Street, #202, Chicago, Illinois 60654

DATED this 01 day of April, 2015.

BOX 15

Please SEAL X P. Rabau SEAL X Araceli D. Rabau
Print or type Patrick F. Rabau Araceli D. Rabau
Names below
Signatures SEAL X _____ SEAL X _____

REAL ESTATE TRANSFER TAX		15-Apr-2015
	COUNTY:	391.25
	ILLINOIS:	782.50
	TOTAL:	1,173.75

17-09-252-019-1002 | 20150301672970 | 1-690-084-736

REAL ESTATE TRANSFER TAX		15-Apr-2015
	CHICAGO:	5,868.75
	CTA:	2,347.50
	TOTAL:	8,216.25

17-09-252-019-1002 | 20150301672970 | 1-982-514-560

Handwritten notations and stamps on the right margin, including a large '3' and various initials.

UNOFFICIAL COPY

* STATE OF NEW YORK)
COUNTY OF New York) SS

I, the undersigned, a Notary Public in and for said County in the State aforesaid,
CERTIFY THAT: Patrick F. Rabau and Araceli D. Rabau, personally known to me to be the
same person(s) whose names are subscribed to the foregoing instrument, and appeared before me
on this day in person, and acknowledged that they signed, sealed and delivered the instrument as
their free and voluntary act, for the uses and purpose therein set forth, including the release and
waiver of the right of homestead.

Given under my hand and notarial seal, this 1ST day of April, 2015.

X [Signature]
NOTARY PUBLIC

My commission expires 10/29/2015

PATRICIA GALLARDO
Notary Public, State of New York
No. 01GA6176288
Qualified in Suffolk County
Commission Expires Oct. 29, 2015

Property of Cook County Clerk's Office

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LEGAL DESCRIPTION

433 N. WELLS STREET, #202, CHICAGO, ILLINOIS 60654

UNIT NUMBER 202 AND UNIT NUMBER P-23 AND P-24 IN THE 433 N. WELLS STREET CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE NORTH 23 11/24 FEET OF LOT 2 AND ALL OF LOT 3 IN BLOCK 8 IN NEWBERRY'S ADDITION TO CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0011191247; AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office