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Doc#: 1516656066 Fee: \$46.00
RHSP Fee:\$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/15/2015 03:04 PM Pg: 1 of 5

This Instrument Prepared By:

Shane E. Mowery
Attorney at Law
3653 W. Irving Park Rd.
Chicago, IL 60618

(The Above Space for Recorder's Use Only)

WARRANTY DEED

RAFAEL E. ADDUCI AND URSULA ADDUCI, husband and wife, residing at 4737 N. DAMEN AVE #3R CHICAGO, IL 60625 (hereinafter called "**Grantors**"), in consideration of the sum of TEN AND NO/DOLLARS (\$10.00) and other good and valuable consideration in hand paid by **SAMANTHA SCHWARTZ and DAN HUTMACHER**, (hereinafter called "**Grantees**"), 525 Kettie St. #502 Evanston IL 60202 the receipt and sufficiency of which is hereby acknowledged and confessed, by these presents do hereby convey and warrant unto Grantees, all of Grantors' right, title and interest in and to the real property located in the City of Chicago, County of Cook and State of Illinois which is more particularly described on Exhibit "A" attached hereto and incorporated herein by this reference, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

TO HAVE AND TO HOLD said premises forever. Subject to general real estate taxes for year 2014 2nd installment and subsequent years and such covenants, conditions, easements and restrictions of record as of the date hereof.

Address of Property: **4737 N. DAMEN AVE #3R and P-7 CHICAGO, IL 60625**

Permanent Index Number: **14-18-200-040-1008 & 14-18-200-040-1015**

TO HAVE AND TO HOLD the premises unto Grantees, their successors and assigns FOREVER, and Grantors do hereby covenant that they are lawfully seized and possessed of said Property in fee simple, have a good right to convey.

1412

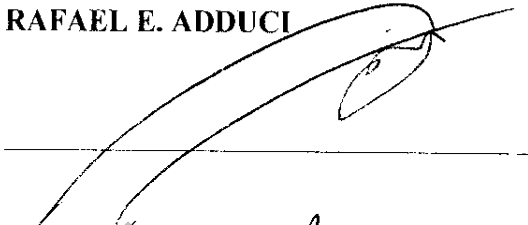
PT 5 1412

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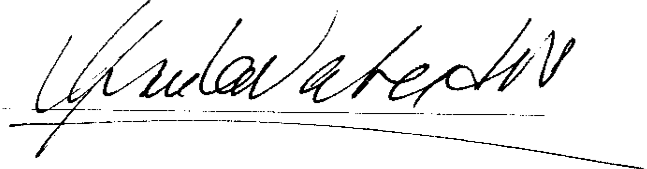
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GRANTORS:

RAFAEL E. ADDUCI



URSULA ADDUCI

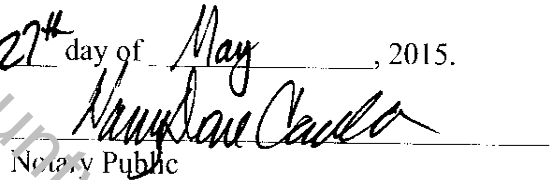


Date of Execution: May 27, 2015

STATE OF ILLINOIS)
) SS:
COUNTY OF COOK)

I, the undersigned, a Notary Public in the State and County aforesaid, DO HEREBY CERTIFY that **RAFAEL E. ADDUCI** 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 and delivered said instrument as his free and voluntary act, for the uses and purposes therein set forth.

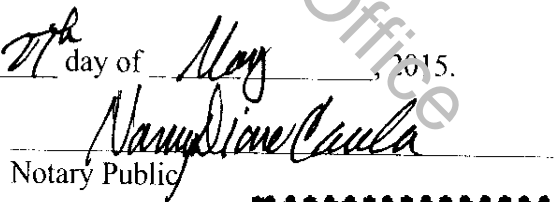
Given under my hand and official seal, this 27th day of May, 2015.


Notary Public

My Commission Expires: 4/5/2017

I, the undersigned, a Notary Public in the State and County aforesaid, DO HEREBY CERTIFY that **URSULA ADDUCI** 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 she signed and delivered said instrument as her free and voluntary act, for the uses and purposes therein set forth.

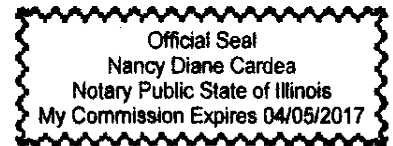
Given under my hand and official seal, this 27th day of May, 2015.


Notary Public

My Commission Expires: 4/5/2017

After Recording Mail To:

Mail Tax Bills To:



~~ATTY. GREG BRAUN
1601 SHERMAN AVE
EVANSTON, IL 60201~~

SAMANTHA SCHWARTZ and DAN HUTMACHER
4737 N DAMEN #3R
CHICAGO, IL 60625

Samantha Schwartz
4737 N. Damen 3R
Chicago IL 60625

10F2
Mail TO
PROPER TITLE, LLC
180 N. LaSalle Street
Ste. 2440
Chicago, IL 60601
PT15-01412

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EXHIBIT A

LEGAL DESCRIPTION



PARCEL 1: UNIT NO. 4737-3R AND UNIT P-7 IN THE 4735-37 NORTH DAMEN CONDOMINIUM CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THAT PART OF LOT 20 IN BLOCK 3 IN RAVENSWOOD IN THE NORTHEAST 1/4 OF SECTION 18, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS SUBMITTED TO THE CONDOMINIUM ACT AND FURTHER DESCRIBED IN THE DECLARATION RECORDED 08/07/2007 AS DOCUMENT NUMBER 0721922021. WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0721922021 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF S-6, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 0721922021.

PARCEL 3: THE EXCLUSIVE RIGHT TO THE USE OF BALCONY FOR THE BENEFIT OF UNIT NO. 4737-3R, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 0721922021.

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Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX		08-Jun-2015
	COUNTY:	162.50
	ILLINOIS:	325.00
	TOTAL:	487.50
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14-18-200-040-1008	20150601692922	0-101-186-944

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Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX	08-Jun-2015
CHICAGO:	2,437.50
CTA:	975.00
TOTAL:	3,412.50
14-18-200-040-1008 20-50601692922	0-015-105-408

