

# UNOFFICIAL COPY

## WARRANTY DEED

Statutory (Illinois)  
(Individual to Individual)  
*ae-36425 FAT*



Doc#: 1516716022 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 06/16/2015 10:54 AM Pg: 1 of 3

Above Space for Recorder's Use Only

THE GRANTOR, Anne K. Weasler n/k/a Anne Weasler McRobbie, married to Gregory McRobbie of the city of Chicago, County of Cook, State of IL, for and in consideration of Ten and no/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, CONVEYS and WARRANTS to Christopher Hopkins

the following described Real Estate situated in the County of Cook in the state of Illinois, to wit:

### LEGAL DESCRIPTION ATTACHED AND MADE A PART HEREOF

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.

THE PROPERTY IS NOT HOMESTEAD PROPERTY AS TO GREGORY MCROBBIE.

SUBJECT TO: General taxes for 2014 <sup>2nd</sup> <sup>instalment</sup> and subsequent years and (SEE ATTACHED)

Permanent Real Estate Index Number(s): 14-17-314-060-1003

Address(es) of Real Estate: 1463 West Cuyler Avenue, <sup>Apt</sup> Unit 3, Chicago, IL 60613

Dated this 20 day of June, 2015

*x Anne Weasler McRobbie* (SEAL)

Anne K. Weasler n/k/a Anne Weasler  
McRobbie

✓ State of ~~Illinois~~ <sup>Colorado</sup>, County of Denver ss. I, the undersigned, a Notary Public in and for said County,

in the state aforesaid, DO HEREBY CERTIFY that Anne K. Weasler n/k/a Anne Weasler McRobbie, married to Gregory McRobbie 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, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

IMPRESS SEAL HERE

VIRGINIA M DAVIS  
NOTARY PUBLIC  
STATE OF COLORADO  
NOTARY ID 20124078781  
COMMISSION EXPIRES DECEMBER 6, 2016

### REAL ESTATE TRANSFER TAX



10-Jun-2015  
CHICAGO: 3,105.00  
CTA: 1,242.00  
TOTAL: 4,347.00

14-17-314-060-1003 | 20150601693171 | 0-215-876-480

### REAL ESTATE TRANSFER TAX

16-Jun-2015



COUNTY: 207.00  
ILLINOIS: 414.00  
TOTAL: 621.00

14-17-314-060-1003 | 20150601693171 | 1-143-743-360

CCRD REVIEWER *Ra*

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**Warranty Deed**  
INDIVIDUAL TO INDIVIDUAL

TO

Property of Cook County

Given under my hand and official seal, this 20 day of May, 2015

Commission expires 12/16, 2016

NOTARY PUBLIC

This instrument was prepared by: JOAN M. BRADY, 449 TAFT AVENUE, GLEN FLY, ILLINOIS 60137

MAIL TO:

CHAD M. POZANANSKY, Clark Hill  
(Name)

150 N. MICHIGAN, #2700  
(Address)

Chicago, IL 60601  
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:

Christopher Hopkins  
(Name)

1463 W. CUYLER, Apt 3  
(Address)

Chicago, IL 60613  
(City, State and Zip)

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## LEGAL DESCRIPTION

PARCEL 1: UNIT 3 IN THE 1463 W. CUYLER CONDOMINIUM, AS DEPICTED ON THE PLAT OF SURVEY OF THE FOLLOWING REAL ESTATE:

THE WEST 25 FEET OF LOT 13 IN BLOCK 4 IN ASHLAND ADDITION TO RAVENSWOOD, SAID ADDITION BEING A SUBDIVISION OF THAT PART SOUTHWEST OF GREEN BAY ROAD OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 (EXCEPT THE SOUTH 325 FEET OF THE WEST 200 FEET) OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 0509127082, AS AMENDED FROM TIME TO TIME, ALONG WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-3 AND STORAGE SPACE S-3, LIMITED COMMON ELEMENTS, AS SET FORTH IN THE CONDOMINIUM DECLARATION AND AS DEPICTED ON THE PLAT OF SURVEY ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED AS DOCUMENT NUMBER 0509127082.

SUBJECT TO THE FOLLOWING, IF ANY:

General real estate taxes not due and payable at the time of Closing; covenants, conditions and restrictions of record, building lines and easements so long as they do not interfere with the current use and enjoyment of the Real Estate.

14-17-314-060-1603

Clerk's Office