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WARRANTY DEED

RETURN TO: _____



Doc#: 1522950051 Fee: \$46.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/17/2015 10:04 AM Pg: 1 of 5

SEND TAX BILLS TO:

John Krause and Claire Krause
843 W. Windsor Avenue, Unit 1W
Chicago, Illinois 60640

THE GRANTOR(S), Andrew Hershberger and Valarie Fairchild, husband and wife, as Joint Tenants, of Chicago, County of Cook, State of Illinois for and in consideration of Ten and no/100 (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S) AND WARRANT(S) to

John Krause and Claire Krause
2502 W Sunnyside Avenue, Unit 2
Chicago, Illinois 60625

Mail To:
PROPER TITLE LLC
180 N. LaSalle Street
Ste. 2440
Chicago, IL 60601
PT15-02565

Strike Inapplicable:

- a) As Tenants in Common
b) Not in Tenancy in Common, but in Joint Tenancy
c) Not as Joint Tenants, or Tenants in Common but as Tenants by the Entirety, as husband and wife.
d) As an Individual

The following described real estate situated in the County of Cook in the State of Illinois, to wit:

LEGAL DESCRIPTION: SEE ATTACHED

PERMANENT INDEX NUMBER: 14-17-223-026-1004

PROPERTY ADDRESS: 843 W. Windsor Avenue, Unit 1W, Chicago, Illinois 60640

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

Dated this 5th day of August, 2015.

[Signature] (SEAL)
Andrew Hershberger

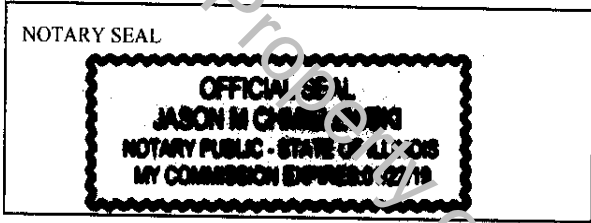
[Signature] (SEAL)
Valarie Fairchild

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STATE OF ILLINOIS } ss.
 County of COOK }

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, **Andrew Hershberger and Valarie Fairchild**, personally known to me to be the same person(s) whose name is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the instrument as his/her/their 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 notarial seal, this 5 day of August, 2015.



[Signature]
 NOTARY PUBLIC

My commission expires on 1/22, 2019

NAME and ADDRESS OF PREPARER:
Law Office of Jason M. Chmielewski, P.C.
 10 South LaSalle Street, Suite 3500
 Chicago, Illinois 60603
 (312) 332-5020

EXEMPT UNDER PROVISIONS OF PARAGRAPH _____ SECTION 4,
 REAL ESTATE TRANSFER ACT

DATE: _____

 Signature of Buyer, Seller or Representative

PROFESSIONAL CLERK'S OFFICE OF COOK COUNTY

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Proper Title as an Agent for Fidelity National

Commitment Number: PT15_02565AA2

EXHIBIT A **PROPERTY DESCRIPTION**

The land referred to in this Commitment is described as follows:

UNIT 1-W IN WINDSOR CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THE EAST 60 FEET OF LOT 15 IN N.J. WALLINGFORD'S SUBDIVISION OF THE 15 RODS SOUTH OF AND ADJOINING THE NORTH 95 RODS OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, 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 25604798, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

14-17-223-026-1004

Property of Cook County Clerk's Office

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REAL ESTATE TRANSFER TAX

05-Aug-2015



COUNTY:	108.00
ILLINOIS:	216.00
TOTAL:	324.00

14-17-223-026-1004 | 20150701610834 | 1-069-287-296

Property of Cook County Clerk's Office

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REAL ESTATE TRANSFER TAX

05-Aug-2015



CHICAGO:	1,620.00
CTA:	648.00
TOTAL:	2,268.00

14-17-223-026-1004 |

20150701610834 |

0-442-697-6000

Property of Cook County Clerk's Office