

UNOFFICIAL COPY

WARRANTY DEED

Statutory (Illinois), Individuals to Individuals



Doc#: 1524519037 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 09/02/2015 09:42 AM Pg: 1 of 2

The GRANTORS, KIPRONO SIGILAI and CORTNEY G. SIGILAI, husband and wife, as tenants by the entirety, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, to them in hand paid, CONVEY and WARRANT to TRISTAN BROWN and JANELLE BROWN, husband and wife, of 5309 South Hyde Park, Apartment 410, Chicago, Illinois 60615, not as Tenants in Common nor as Joint Tenants but as Tenants by the Entirety, the following described Real Estate situated in the County of Cook, State of Illinois, to wit:

For Recorder's Use Only


Legal Description set forth on Exhibit "A" attached hereto and by this reference incorporated herein.

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.


Permanent Real Estate Index Number: 20-11-100-051-1007

Address of Real Estate: 4734 South Drexel, Unit 4-N, Chicago, Illinois 60615

DATED this 31st day of July, 2015



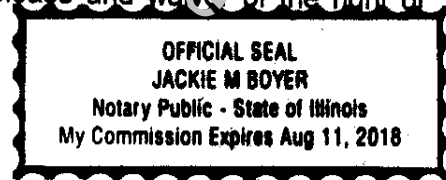
KIPRONO SIGILAI (SEAL)



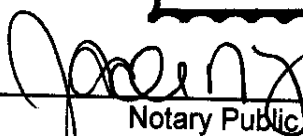
CORTNEY G. SIGILAI (SEAL)

State of ILLINOIS, County of COOK, ss: I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that KIPRONO SIGILAI and CORTNEY G. SIGILAI, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as 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 official seal, this 31st day of July, 2015



Commission expires 08/11, 20 18



Notary Public

This instrument was prepared by Stephen E. Vargo, 77 West Washington, Suite 1620, Chicago, IL 60602

MAIL TO: Gerald A Prendergast
Prendergast & DelPrincipe
3540 West 95th Street
Evergreen Park, Illinois 60805

SEND SUBSEQUENT TAX BILLS TO:
TRISTAN BROWN and JANELLE BROWN
4734 South Drexel, Unit 4-N
Chicago, Illinois 60615

CCRD REVIEWER 

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Exhibit "A"

PARCEL 1:


UNIT NUMBER 4-N IN THE ELLINGTON MANOR II CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:



LOT 10 IN HALES RESUBDIVISION OF LOTS 1, 4, 5, 8 AND 9 IN THE EAST ½ OF BLOCK 2 IN DREXEL AND SMITH'S SUBDIVISION OF THE WEST ½ OF THE SOUTHWEST ¼ AND THE WEST ½ OF THE WEST ½ OF THE SOUTHWEST ¼ OF SECTION 11, TOWNSHIP 38 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 DECEMBER 4, 2001 AS DOCUMENT NUMBER 0011136440; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-2, A LIMITED COMMON ELEMENT, AS SET FORTH IN THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0011136440.

Subject only to the following, if any: covenants, conditions and restrictions of record; public and utility easements; acts done by or suffered through the Purchasers; all special governmental taxes or assessments confirmed or unconfirmed; condominium declaration and bylaws; and general real estate taxes not yet due and payable at the time of the closing.

REAL ESTATE TRANSFER TAX		01-Sep-2015
	CHICAGO:	1,687.50
	CTA:	675.00
	TOTAL:	2,362.50
20-11-100-051-1007 20150701612830 0-071-153-536		

REAL ESTATE TRANSFER TAX		01-Sep-2015
	COUNTY:	112.50
	ILLINOIS:	225.00
	TOTAL:	337.50
20-11-100-051-1007 20150701612830 1-667-676-032		