

# UNOFFICIAL COPY

THIS DOCUMENT WAS  
PREPARED BY:

Lisa J. Saul, Esq.  
24 West Erie Street, Suite 4A  
Chicago, IL 60654

AFTER RECORDING, RETURN TO:

John J. Zachara  
53 West Jackson Boulevard, Suite 640  
Chicago, IL 60604

Doc#: 1530855076 Fee: \$56.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 11/04/2015 09:14 AM Pg: 1 of 5

Dec ID 20151001636861  
ST/CO Stamp 1-140-596-800 ST Tax \$370.00 CO Tax \$185.00  
City Stamp 0-023-728-192 City Tax: \$3,885.00

STEWART TITLE  
800 E. DIEHL ROAD  
SUITE 180  
NAPERVILLE, IL 60563

## WARRANTY DEED

THIS INDENTURE is made as of this 14<sup>th</sup> day of October, 2015 by and between **Martin J. Goldman and Sandra Goldman, husband and wife as joint tenants as to an undivided 50% interest and Jason Buchberg, a married man, married to Brielle Buchberg\*, as to an undivided 50% interest** of the city of Chicago, County of Cook, State of ILLINOIS (collectively, the "Grantors"), and **Armando Rivas and Elizabeth Rivas, husband and wife, as Tenants by the Entirety** (collectively, the "Grantees"), of the city of Chicago, State of Illinois.

WITNESSETH, that Grantors, for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations, to it in hand paid by Grantees, the receipt of which is hereby acknowledged, does by these presents CONVEY AND WARRANT unto Grantees, all interest in the following described real estate situated in the County of Cook, in the State of Illinois to wit:

See Legal Description attached hereto as **Exhibit A** and hereby made a part 1A2 hereof, Subject to those exceptions set forth on **Exhibit B** attached hereto

WITH all hereditaments and appurtenances thereunto appertaining, hereby releasing all claims therein. TO HAVE AND TO HOLD the above described premises, with the appurtenances, unto Grantees forever.

SIGNATURE PAGE FOLLOWS

\*hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. This is not a homestead property.

**Send Subsequent Tax Bills To:**

Armando Rivas and Elizabeth Rivas  
30 East Huron Street, #3309  
Chicago, Illinois 60611

### REAL ESTATE TRANSFER TAX

21-Oct-2015



|          |          |
|----------|----------|
| CHICAGO: | 2,775.00 |
| CTA:     | 1,110.00 |
| TOTAL:   | 3,885.00 |

17-10-104-037-1249 | 20151001636861 | 0-023-728-192

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IN WITNESS WHEREOF, Grantors aforesaid have hereunto set in hand and sealed this 19<sup>th</sup> day of OCTOBER, 2015.



**Martin J. Goldman**



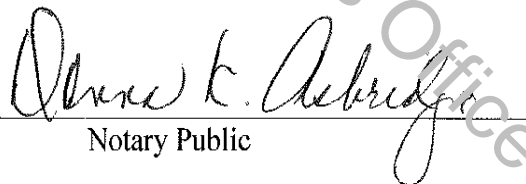
**Sandra Goldman**

| REAL ESTATE TRANSFER TAX  |           | 26-Oct-2015 |
|---|-----------|-------------|
|  | COUNTY:   | 185.00      |
|  | ILLINOIS: | 370.00      |
|   | TOTAL:    | 555.00      |
| 17-10-104-037-1249   20151001636861   1-140-596-800                               |           |             |

State of Illinois )  
County of Cook ) ss

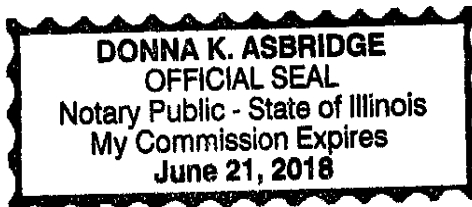
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **Martin J. Goldman and Sandra Goldman**, <sup>husband and wife</sup> personally known to me to be the same persons whose name are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered this 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 19 day of OCTOBER, 2015.

  
Notary Public

Commission expires:

6/21/18



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IN WITNESS WHEREOF, Grantors aforesaid have hereunto set in hand and sealed this 14 day of OCTOBER, 2015.

~~\_\_\_\_\_  
Jason Buchberg~~

State of Illinois )  
County of Cook ) ss )

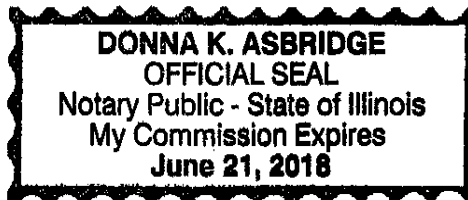
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **Jason Buchberg**, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered this said instrument as his 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 14 day of OCTOBER, 2015.

Donna K. Asbridge  
Notary Public

Commission expires:

6/21/18



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## EXHIBIT A

### Legal Description

UNIT 3309 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 30 EAST HURON CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 0405834042, IN THE WEST 1/2 OF THE NORTHWEST 1/4 SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: ~~17-10-208-014-1085~~ 17-10-104-037-1249

COMMON ADDRESS: 30 East Huron Street, #3309, Chicago, Illinois 60611

Property of Cook County Clerk's Office

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## EXHIBIT B

### EXCEPTIONS TO TITLE

1. Real estate taxes for 2015 and subsequent years.
2. Terms, provisions, covenants, conditions, restrictions and options in rights and easements established by the Declaration of Condominium Ownership recorded as Document Number 0405834042, as amended from time to time.
3. Acts done by or suffered through Buyer.
4. Covenants, Conditions, Ordinances, Easements, Encroachments, Agreements and Restrictions of Record.

Property of Cook County Clerk's Office