

UNOFFICIAL COPY



WARRANTY DEED

Doc#: 1600426035 Fee: \$40.00
 RHSP Fee: \$9.00 RPRF Fee: \$1.00
 Karen A. Yarbrough
 Cook County Recorder of Deeds
 Date: 01/04/2016 02:23 PM Pg: 1 of 2

THE GRANTOR, JAMES G. NEE, an unmarried person, of 1835 W. Oakdale Avenue., Unit B, Chicago, State of Illinois, for the consideration of Ten Dollars (\$10.00) in hand paid, CONVEYS AND WARRANTS to:

Stephanie Hammell and David Ignatonis, Husband and Wife, of 1835 W. Oakdale, Unit B, Chicago, IL, 60657, not in tenancy in common, and not in joint tenancy, but as Tenants by the Entirety, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE ATTACHED "EXHIBIT A",

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

Permanent Real Estate Index Number: 14-30-222-173-1023
 Address of Real Estate: 1835 W. Oakdale Avenue, Unit B, Chicago, IL 60657

DATED this 14th day of December 2015.

James G. Nee

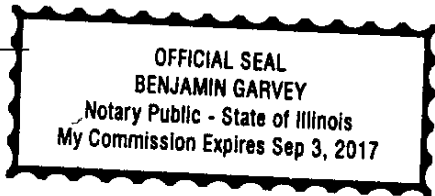
 JAMES G. NEE

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 JAMES G. NEE, 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 the 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 14th of December 2015.

Commission expires 9/3/17
Benjamin Garvey
 NOTARY PUBLIC



This instrument was prepared by:
 David Wells & Associates, PC
 609 W. Addison Street, Chicago, IL 60613
 Mail recorded instrument and tax bills to:
 Mrs. Stephanie Hammell
 Mr. David Ignatonis
 1835 W. Oakdale Avenue, Unit B
 Chicago, IL, 60657

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FIDELITY NATIONAL TITLE DC15032045
 1/2

BOX 15

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EXHIBIT A

PARCEL 1: UNIT 1835-B TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN LANDMARK VILLAGE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 94667604, IN THE NORTHEAST 1/4 OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS


PARCEL 2: EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH AND DEFINED IN THE PLAT OF RE-SUBDIVISION RECORDED AS DOCUMENT NO. 95027318 AND AS CREATED BY TRUSTEE'S DEED RECORDED AS DOCUMENT NO. 96703790 OFR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.

REAL ESTATE TRANSFER TAX 24-Dec-2015

		COUNTY:	193.50
		ILLINOIS:	387.00
		TOTAL:	580.50

14-30-222-173-1023 | 20151201653735 | 0-995-357-760

REAL ESTATE TRANSFER TAX 24-Dec-2015

	CHICAGO:	2,902.50
	CTA:	1,161.00
	TOTAL:	4,063.50

14-30-222-173-1023 | 20151201653735 | 1-208-054-848

* Total does not include any applicable penalty or interest due.

Property of Cook County Clerk's Office