

# UNOFFICIAL COPY

## WARRANTY DEED

STATE OF ILLINOIS

MAIL TO:

Old Republic Title  
9601 Southwest Highway  
Oak Lawn, IL 60453



Doc#: 1605718010 Fee: \$40.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 02/26/2016 08:53 AM Pg: 1 of 2

THE GRANTOR, John F. Nowicki married to Guerline Nowicki, in the state of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, and conveys and warrants to,

\* Kalon Jarvis and Kristen McCabe as tenants <sup>A husband and wife</sup> by the entirety \* 730 S. Clark St, Apt 909 Chicago, IL 60605

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

### LEGAL DESCRIPTION:

(See Attached)

\* This is not homestead property for Guerline Nowicki  
Property Address:

1666934 1/2

1174 S. Plymouth Ct., Unit 1NE, Chicago, Illinois, subject to: general real estate taxes for the year 2015 and subsequent years; building lines and use or occupancy restrictions, covenants and conditions of record; zoning laws and ordinances; easement for public utilities; acts of the Grantee; and hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois.

Dated: February 16, 2016

John F. Nowicki

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 John F. Nowicki is personally known to me to be the same person whose name he subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he 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.

Given under my hand and notarial seal, this 16<sup>th</sup> day of February, 2016



Notary Public

My commission expires: \_\_\_\_\_

Permanent Index Number: 17-16-425-003-1025

after Sale: Grantees Address: 1174 S. Plymouth Ct., Unit 1NE, Chicago, IL 60605

Mail subsequent tax bills to: Kalon Jarvis, 1174 S. Plymouth Court, Unit 1NE, Chicago, IL 60605

PREPARED BY: IRA T. KAUFMAN P. C. - 661 WEST LAKE STREET, SUITE 1W, CHICAGO, ILLINOIS 60661 60605

RW

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## LEGAL DESCRIPTION


PARCEL 1: UNIT 1174 S. PLYMOUTH COURT, ASTOR EAST, IN THE TOWNHOMES OF DEARBORN PARK CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PART OF BLOCK 7 IN DEARBORN PARK UNIT NUMBER 1, BEING A RESUBDIVISION OF SUNDRY LOTS AND VACATED STREETS AND ALLEYS IN THE ADJOINING BLOCKS 127 AND 134 BOTH INCLUSIVE, IN SCHOOL SECTION ADDITION TO CHICAGO IN SECTION 16, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 86042028, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, CHICAGO, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO USE THE LIMITED COMMON ELEMENT KNOWN AS INDOOR PARKING SPACE NUMBER 31, AS DEFINED AND SET FOR IN THE DECLARATION OF CONDOMINIUM RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 86042028, AS AMENDED FROM TIME TO TIME.



Address commonly known as:  
1174 S. Plymouth Ct., Unit 1NE  
Chicago, IL 60605

PIN#: 17-16-425-003-1025

REAL ESTATE TRANSFER TAX		26-Feb-2016
	CHICAGO:	2,756.25
	CTA:	1,102.50
	<b>TOTAL:</b>	<b>3,858.75 *</b>

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

REAL ESTATE TRANSFER TAX		26-Feb-2016
	COUNTY:	183.75
	ILLINOIS:	367.50
	<b>TOTAL:</b>	<b>551.25</b>

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