

1062



Doc#: 1611749287 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 04/26/2016 03:45 PM Pg: 1 of 3

WARRANTY DEED
ILLINOIS STATUTORY
(Individual to Individual)

MAIL TO: Anna Sebestyen
3125 W. Fullerton, Apt. 419
Chicago, IL 60647

NAME & ADDRESS OF TAXPAYER:

Anna Sebestyen
3125 W. Fullerton Ave., Apt. 419
Chicago, IL 60647

THE GRANTOR(S) Martir A. Mercado, a single person, of the City of Chicago, County of Cook, State of Illinois for and in consideration of Ten and no/100 (\$10.00) DOLLARS and other good and valuable considerations in hand paid CONVEY(S) AND WARRANT(S) to Anna Sebestyen of the City of Chicago, County of Cook, State of Illinois all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:
* Grantees Address: 2256 W Grand Ave Chgo IL 60612
See legal description rider attached hereto.

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

Subject to: Easements, covenants, restrictions, and conditions of record, and real estate taxes for the year 2015^{and} and subsequent years, and declaration of condominium ownership and by-laws.

Permanent Index Number: 13-36-100-034-1057

Property Address:

3125 W. Fullerton Ave., Chicago, IL 60647 (Apt 419)

Dated this 14th day of April 2016.

X  (SEAL)
Martir A. Mercado

PT 023524

PRECISION TITLE

UNOFFICIAL COPY

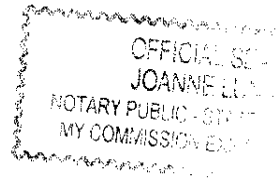
STATE OF ILLINOIS)
County of COOK) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO
HEREBY CERTIFY that Martir A. Mercado, a single person, 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.

Given under my hand and official seal, this 14th day of April 2016.

Commission expires 08 day of Feb 2020


NOTARY PUBLIC



IMPRESS SEAL HERE

Cook County Illinois Transfer Stamp

If Grantor is also Grantee you may want to strike Release & Waive of Homestead Rights.


NAME & ADDRESS OF PREPARER:
Ronald Schwartz
750 Lake Cook Rd.
Suite 135
Buffalo Grove, IL. 60089

EXEMPT UNDER PROVISIONS OF PARAGRAPH
SECTION 4
REAL ESTATE TRANSFER ACT



DATE: _____

Signature of Buyer, Seller or Representative

This conveyance must contain the name and address of the Grantee for tax billing purposes: (55 ILCS 5/3-5020) and name and address of the person preparing the instrument (55 ILCS 5/3-5022).

REAL ESTATE TRANSFER TAX		15-Apr-2016
	CHICAGO:	2,587.50
	CTA:	1,035.00
	TOTAL:	3,622.50
13-36-100-034-1057 20160401691461 1-408-613-952		

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

REAL ESTATE TRANSFER TAX		15-Apr-2016
	COUNTY:	172.50
	ILLINOIS:	345.00
	TOTAL:	517.50
13-36-100-034-1057 20160401691461 0-811-596-144		

UNOFFICIAL COPY

LEGAL DESCRIPTION

EXHIBIT "A"

File Number: PTC23524

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF COOK, STATE OF ILLINOIS, AND IS DESCRIBED AS FOLLOWS:

PERMANENT INDEX NO.: 13-36-100-034-1057

PARCEL 1:

UNIT 419 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN LOGAN VIEW CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0608331075, IN THE NORTHWEST 1/4 OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EXCLUSIVE USE FOR PARKING PURPOSES IN AND TO PARKING SPACE NO. B-51, A LIMITED COMMON ELEMENTS, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.

3125 W. FULLERTON AVENUE, UNIT 419,
CHICAGO IL 60647

Property of Cook County Clerk's Office