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Doc#: 1613815006 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 05/17/2016 08:55 AM Pg: 1 of 3

Property of Cook County Clerk's Office

TO Record: *Warranty Deed*

Return to: *Lynn Paiva*

Burnet Title
1301 W. 22nd Street
Oak Brook, IL 60523

yes
3
N
N
yes
yes
N

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WARRANTY DEED ILLINOIS STATUTORY TENANTS BY THE ENTIRETY

Mail To:

Richard Spain
Attorney at Law
33 North Dearborn Street, Suite 2220
Chicago, Illinois 60602
312-220-9112

1516 W 79th / L

The Grantor(s), Christopher Sentman, a single man, in the County of Cook, State of Illinois, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, Convey(S) and Warrant(s) Ted Kanluen and Chandra Kanluen, as husband and wife, not as joint tenants, but as tenants by the entirety, in Cook County, State of Illinois, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LEGAL DESCRIPTION: (Attached Hereto)

SUBJECT TO: covenants, conditions and restrictions of record, private, public and utility easements and roads and highways, general taxes for the year 2016 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s) 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 as husband and wife, not as joint tenants or tenants in common but as tenants by the entirety forever.

Property Index Number: 14-33-109-056-1002 & 14-33-109-056-1035
Property Address: 2230 North Lincoln Avenue, Unit 202, Chicago, Illinois 60614

Dated this 15th Day of April, 2016

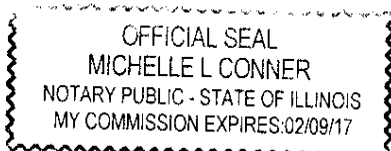
X *Christopher Sentman*
Christopher Sentman

STATE OF Illinois, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County and State, CERTIFY THAT, Christopher Sentman, is/are personally known to me to be the same person(s) whose name(s) 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 15th day of April, 2016

X *Michelle L. Conner*
Notary Public



Taxpayer: Ted Kanluen and Chandra Kanluen, 2230 N. Lincoln Avenue, Unit 202, Chicago, Illinois 60614
Prepared by: Peter L. Marx, 7104 West Addison, Chicago, Illinois 60634, (773) 283-8960


UNOFFICIAL COPY**EXHIBIT A****LEGAL DESCRIPTION**

UNIT 202 AND PARKING SPACE UNIT P-16 IN EMERALD CITY CONDOMINIUM AS DELINEATED AND DEFINED ON THE PLAT OF SURVEY OF PART OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED DECEMBER 9, 1997 AS DOCUMENT NUMBER 97925041 AND AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS

Permanent Index Number(s): 14-33-109-056-1002 and 14-33-109-056-1035



For informational purposes only, the subject parcel is commonly known as:

2230 North Lincoln Avenue Unit 202, Chicago, IL 60614

REAL ESTATE TRANSFER TAX		02-May-2016
	CHICAGO:	3,731.25
	CTA:	1,492.50
	TOTAL:	5,223.75

14-33-109-056-1002 | 20160401695245 | 0-590-098-752

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

REAL ESTATE TRANSFER TAX		16-May-2016
	COUNTY:	248.75
	ILLINOIS:	497.50
	TOTAL:	746.25

14-33-109-056-1002 | 20160401695245 | 0-266-766-656