

# UNOFFICIAL COPY

Doc#: 1614422027 Fee: \$50.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 05/23/2016 08:53 AM Pg: 1 of 2

Dec ID 20160501602854  
ST/CO Stamp 1-202-456-896 ST Tax \$96.00 CO Tax \$48.00

**Warranty Deed  
Statutory (ILLINOIS)  
(Individual to Individual)**

16ST0225SPK

PK 1/2  
C7

Above Space for Recorder's Use Only

**THE GRANTORS, LAWRENCE M. PICCOLI and LOURDES MARY PICCOLI**, as joint tenants, of the Village of Elmwood Park, County of Cook, State of Illinois, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00) and other good and valuable considerations in hand paid, **CONVEY and WARRANT** to **JASON NUDELMAN**, of Cook Park II, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

PARCEL 1: UNIT NO 'C'-7, AS DELINEATED ON SURVEY OF FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS PARCEL): LOT 12 IN BLOCK 7 IN KETTLESTRINGS ADDITION TO PARLEM IN THE NORTHERN PART OF THE NORTH WEST 1/4 OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY AVENUE BANK AND TRUST COMPANY OF OAK PARK, AS TRUSTEE UNDER TRUST AGREEMENT DATED NOVEMBER 3, 1977 AND KNOWN AS TRUST NUMBER 1814 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, ON DECEMBER 23, 1977 AS DOCUMENT 24259124, TOGETHER WITHIN ITS UNDIVIDED 4.15 PER CENT INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL OF THE PROPERTY AND SPACE COMPRISING ALL OF THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION OF CONDOMINIUM OWNERSHIP AND SURVEY), ALL IN COOK COUNTY, ILLINOIS.

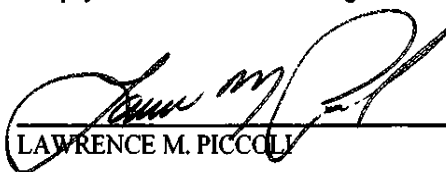
PARCEL 2: EASEMENT FOR PARKING PURPOSES FOR BENEFIT OF PARCEL 1 TO USE PARKING SPACES 15 AND 15A AS DELINEATED ON THE SURVEY ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 24259124

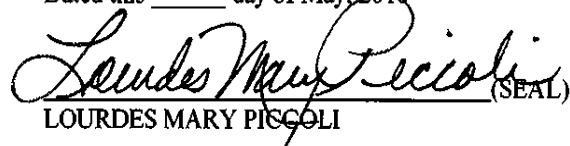
P.I.N. 16-07-112-014-1020  
c/k/a: 1130 Ontario St., Unit C7, Oak Park, Illinois 60302

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

SUBJECT TO: covenants, conditions, and restrictions of record and building lines and easements if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not yet due and payable at the time of Closing.

Dated this \_\_\_\_ day of May, 2016

 (SEAL)  
LAWRENCE M. PICCOLI

 (SEAL)  
LOURDES MARY PICCOLI

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State of Illinois }  
                          }        ss  
County of Cook     }

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **LAWRENCE M. PICCOLI and LOURDES MARY PICCOLI**, as joint tenants, personally known to me to be the same persons whose names 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.

Given under my hand and official seal, this 18th day of May, 2016

Commission expires 9/8/17

Karen Lee Shadbar  
NOTARY PUBLIC



This instrument was prepared by:

John Mantas, Esq.  
Skoubis & Mantas, LLC  
1300 West Higgins Road  
Suite 209  
Park Ridge, Illinois 60068

MAIL TO:

Jeanne Pies Dicker  
300 W. Adams #330  
Chicago, IL 60606

SEND SUBSEQUENT TAX BILLS TO:

Jason Markelmann  
1130 Ontario St, C-7  
Oak Park, IL 60302

## Real Estate Transfer Tax

\$768.000



www.oak-park.us