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Warranty Deed

ILLINOIS

Doc#: 1617542032 Fee: \$64.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/23/2016 08:43 AM Pg: 1 of 3

THE GRANTOR, **LELYN IOWA PROPERTIES, LLC**, an Illinois Limited Liability Company, for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(s) and WARRANT(s) to **JOSHUA YELSEY and NICOLE YELSEY**, married, as tenants by the entirety, the following described Real Estate situated in the County of Cook in the State of Illinois to wit: *(See page 2 for legal description attached here to and made part here of.)*, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Grantor also hereby grants to the grantee, its successors and assigns, as rights and easements appurtenant to the below described real estate, the rights and easements for the benefit of said property set forth in the Declaration of Condominium, aforesaid, and grantor reserves to itself, its successors and assigns, the rights and easements set forth in said declaration for the benefit of the remaining property described herein.

The deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in said declaration the same as though the provision of said declaration were recited and stipulated at length herein.

SUBJECT TO: General taxes for and subsequent years; Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number(s): 17-06-327-021-0000

Address of Real Estate: 2021 W. Iowa St., Unit 2, Chicago, IL 60622

The date of this deed of conveyance is June 10, 2016

By: The Lelyln Group, Inc.
By: Leo Wiznitzer, President

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 Leo Wiznitzer, personally known to me to be the same person(s) whose name(s) is(are) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she(they) signed, sealed and delivered the said instrument as his/her(their) free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

(Impress Seal Here)
(My Commission Expires _____)

Given under my hand and official seal June 8th, 2016.

Notary Public



Chicago Title 1655022500118 [Clerk Schwinger] 1063/no al

S N
P 3
S N
SC 1
INT 0

Chicago Title


3
N

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LEGAL DESCRIPTION

For the premises commonly known as 2021 W. Iowa St., Unit 2, Chicago, IL 60622

SEE ATTACHED LEGAL DESCRIPTION

REAL ESTATE TRANSFER TAX	13-Jun-2016
	CHICAGO: 6,750.00
	CTA: 2,700.00
	TOTAL: 9,450.00 *

17-06-327-021-0000 | 20160601615832 | 0-724-116-800
 * Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX	13-Jun-2016
	COUNTY: 450.00
	ILLINOIS: 900.00
	TOTAL: 1,350.00

17-06-327-021-0000 | 20160601615832 | 1-028-990-272

This instrument was prepared by: Dean Lurie 1 E. Wacker Drive Suite 2610 Chicago, IL, 60601	Send subsequent tax bills to: ✓ <u>JOSHUA YERSEY</u> <u>2021 W. IOWA #2</u> <u>CHICAGO, IL 60622</u>	Recorder-mail recorded document to: X <u>SHERWOOD LAW GROUP</u> <u>218 N. JEFFERSON #401</u> <u>CHICAGO, IL 60601</u>
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COOK COUNTY
 RECORDER OF DEEDS
 SCANNED BY _____

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**CHICAGO TITLE
COMPANY**

LEGAL DESCRIPTION

Order No.: 16SS0225001LP

PARCEL 1:

UNIT NO. 2 IN THE 2021 W. IOWA CONDOMINIUM AS DELINIATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 15 IN SUBDIVISION OF NORTH PORTION OF BLOCK 16 IN SUFFERN'S SUBDIVISION OF THE SOUTHWEST 1/4 OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 1615519025, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF P-2, AS LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY AND EXHIBIT "B" ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 1615519025, AS AMENDED FROM TIME TO TIME.

17-06-327-021-0000

(affects underlying land)

Property of Cook County Clerk's Office