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Doc#: 1618925024 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/07/2016 11:55 AM Pg: 1 of 3

Dec ID 20160601623584
ST/CO Stamp 0-770-215-232 ST Tax \$260.00 CO Tax \$130.00
City Stamp 1-868-303-680 City Tax: \$2,730.00

WARRANTY DEED ILLINOIS STATUTORY

(The Above Space for Recorder's Use Only)

THE GRANTORS Trevor M. Kopp and Monica C. Kopp, a married couple, of 5091 Persimmon Lane, Castle Rock, CO 80109 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 Timothy Larson of 311 West Peters Street, Wenatche, WA 98801, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

* Vickie L. Larson, Joint tenants

SEE LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

THIS IS NOT HOMESTEAD PROPERTY

Permanent Index Number(s): 17-22-104-032-1052

Property Address: 1307 South Wabash, Unit 509, Chicago, IL 60614

SUBJECT TO: Covenants, conditions and restrictions of record, private 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.

Dated this 4th day of May, 2016.

X Trevor M. Kopp
Trevor M. Kopp

(Seal) X Monica C. Kopp (Seal)
Monica C. Kopp

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STATE OF Colorado)
) SS
 COUNTY OF Douglas)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Trevor M. Kopp and Monica C. Kopp, 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 in the 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 notarial seal, this 4th day of May, 2016.



Joseph M. Stora
 Notary Public

THIS INSTRUMENT PREPARED BY
 Law Office of Michelle Laiss
 1530 West Fullerton Avenue
 Chicago, IL 60614

MAIL TO:
 Mark Edison
 ATTORNEY AT LAW
 1415 West 22nd Street
 Oak Brook, IL 60523

SEND SUBSEQUENT TAX BILLS TO:

Timothy Larson
 1307 South Wabash, Unit 509
 Chicago, IL 60614

REAL ESTATE TRANSFER TAX		07-Jul-2016
	COUNTY:	130.00
	ILLINOIS:	260.00
	TOTAL:	390.00

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REAL ESTATE TRANSFER TAX		07-Jul-2016
	CHICAGO:	1,950.00
	CTA:	780.00
	TOTAL:	2,730.00 *

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

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EXHIBIT A LEGAL DESCRIPTION

UNIT 509 IN FILM EXCHANGE LOFTS CONDOMINIUM, AS DELINEATED ON THE SURVEY OF CERTAIN LOTS OR PARTS THEREOF IN LINT & HAMLINS'S SUBDIVISION, BEING A SUBDIVISION LOCATED IN SECTION 2, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED MARCH 20, 2000 AS DOCUMENT 00196242 IN COOK COUNTY, ILLINOIS, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS APPURTENANT TO SAID UNIT, AS SET FORTH IN SAID DECLARATION.

17-22-104-032-1052

Property of Cook County Clerk's Office