

# UNOFFICIAL COPY

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**PREPARED BY:**  
Joseph A. La Zara  
7246 W. Touhy  
Chicago, IL 60631



Doc#: 1622345170 Fee: \$40.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 08/10/2016 02:49 PM Pg: 1 of 2

**MAIL TAX BILL TO:**  
Cherita Perry  
2244 W. Madison Street, #101  
Chicago, IL 60612

**MAIL RECORDED DEED TO:**  
Galanopoulos and Galgan  
340 W. Butterfield Road, Suite 1A  
Elmhurst, IL 60654

1/2

## WARRANTY DEED Statutory (Illinois)

THE GRANTOR(S), James Drake, divorced and not since remarried, of the City of Morton, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEY(S) AND WARRANT(S) to Cherita Perry, of 109 E. 89th Place, Chicago, Illinois 60619, all right, title, and interest in the following described real estate situated in the County of COOK, State of Illinois, to wit:

### PARCEL 1:

UNIT 2244-101 IN 2200 WEST MADISON CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 65 THROUGH 71 BOTH INCLUDED, IN THE SUBDIVISION OF BLOCK 58 OF CANAL TRUSTEE'S SUBDIVISION OF PART OF THE SOUTHWEST QUARTER OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 14TH, 1853, AS DOCUMENT NUMBER 39021, AND ALSO LOTS 6 AND 7 IN PETER B. SMALL AND OTHER'S SUBDIVISION OF BLOCK 58 OF CANAL TRUSTEE'S SUBDIVISION OF PART OF THE SOUTHWEST QUARTER OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 28, 1864, AS DOCUMENT NUMBER 89932, ALL IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0824239056 TOGETHER WITH ITS PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

### PARCEL 2:

UNIT PSU-3 IN 2200 WEST MADISON CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 65 THROUGH 71 BOTH INCLUDED, IN THE SUBDIVISION OF BLOCK 58 OF CANAL TRUSTEE'S SUBDIVISION OF PART OF THE SOUTHWEST QUARTER OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 14TH, 1853, AS DOCUMENT NUMBER 39021, AND ALSO LOTS 6 AND 7 IN PETER B. SMALL AND OTHER'S SUBDIVISION OF BLOCK 58 OF CANAL TRUSTEE'S SUBDIVISION OF PART OF THE SOUTHWEST QUARTER OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 28, 1864, AS DOCUMENT NUMBER 89932, ALL IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0824239056 TOGETHER WITH ITS PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 17-07-329-050-1001  
Property Address: 2244 W. Madison Street, #101, Chicago, IL 60612

Permanent Index Number(s): 17-07-329-050-1015  
Property Address: 2244 W. Madison Street, PSU-3, Chicago, IL 60612

Attorneys' Title Guaranty Fund, Inc.  
1 S. Wacker Dr., STE 2400  
Chicago, IL 60606-4650

S Y  
P 2  
S N  
SC V  
INT D

REAL ESTATE TRANSFER TAX	28-Jul-2016
COUNTY:	107.50
ILLINOIS:	215.00
TOTAL:	322.50

107-329-050-1001 | 20160701634272 | 0-976-601-920

REAL ESTATE TRANSFER TAX	28-Jul-2016
CHICAGO:	1,612.50
CTA:	645.00
TOTAL:	2,257.50 *

17-07-329-050-1001 | 20160701634272 | 0-737-837-888

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

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Subject, however, to the general taxes for the year of 2015 and thereafter, and all covenants, restrictions, and conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemptions Laws of the State of Illinois.

Dated this 12<sup>th</sup> day of July, 2016

  
James Drake

STATE OF ILLINOIS )  
 ) SS.  
COUNTY OF COOK THREEWELL )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that James Drake, 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.



Given under my hand and notarial seal, this 12<sup>th</sup> day of JULY, 2016

  
Notary Public

My commission expires: 04/19/19

Exempt under the provisions of paragraph \_\_\_\_\_

Cook County Clerk's Office