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Doc#: 1622446051 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/11/2016 01:19 PM Pg: 1 of 3

WARRANTY DEED ILLINOIS STATUTORY

Dec ID 20160701639367
ST/CO Stamp 0-828-580-672 ST Tax \$435.00 CO Tax \$217.50
City Stamp 0-537-731-904 City Tax: \$4,567.50

Citywide Title Corporation
850 W. Jackson Blvd., Ste. 320
Chicago, IL 60607

THE GRANTORS, DON NITZ and JOANNE NITZ, a married couple, of the City of Chicago, County of Cook, State of Illinois for and in consideration of Ten Dollars (\$10.00) in hand paid, CONVEYS and WARRANTS to PATRICK CHAPMAN, a married man man, all interest in the following described Real Estate situated in the City of Chicago in the State of Illinois, to wit:

See Attached Legal Description in Exhibit A

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

SUBJECT TO:

Covenants, conditions, restrictions and easements of record; general real estate taxes for the year ~~2015~~²⁰¹⁶ 2nd Installment & ~~2016~~, and subsequent years; provided that such covenants, conditions and restrictions of record do not interfere with Grantee's use and enjoyment of the property as a condominium.
Permanent Real Estate Index Number(s): Unit: 17-04-422-039-1071 and Parking: 17-04-422-040-1218
Address of Real Estate: 111 W. Maple St. Unit 2902, Chicago, Illinois, 60610 and Parking Space 222.

Dated this 1st day of July, 2016

Don E. Nitz
DON NITZ

Dated this 1st day of July, 2016

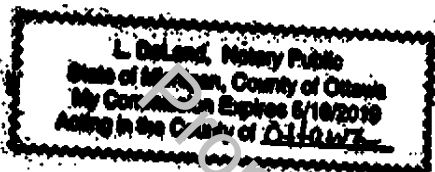
Joanne Nitz
JOANNE NITZ

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STATE OF MICHIGAN, COUNTY OF OTTAWA ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT DON NITZ, personally known to me to be the same entity whose name DON NITZ, 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 1st day of July 2016.

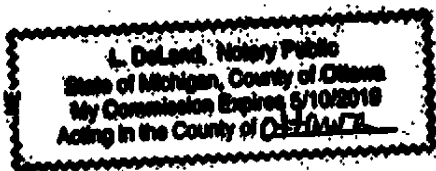


L. DeLand (Notary Public)

STATE OF MICHIGAN, COUNTY OF OTTAWA ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT JOANNE NITZ, personally known to me to be the same entity whose name JOANNE NITZ, 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 1st day of July 2016.



L. DeLand (Notary Public)

Prepared By: The Gunderson Law Firm
444 N. Michigan Ave Ste 1000
Chicago, Illinois 60611

Mall To:

Paige M. Krause
150 W. Michigan Ave #2700
Chicago, IL 60601

Name & Address of Taxpayer:

Patrick Chapman
111 W. Maple St. #2902
Chicago, IL 60610

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EXHIBIT A

PARCEL 1:

UNIT NO. 2902 IN THE GOLD COAST GALLERIA CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PARTS OF LOTS IN FAY'S SUBDIVISION OF BLOCK 14 IN BUSHNELL'S ADDITION TO CHICAGO IN THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 08139816; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

UNIT NO. 222 IN THE GOLD COAST GALLERIA GARAGE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PARTS OF LOTS IN FAY'S SUBDIVISION OF BLOCK 14 IN BUSHNELL'S ADDITION TO CHICAGO IN THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 08139817; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS ALL IN COOK COUNTY, ILLINOIS.

PARCEL 3:

EASEMENTS FOR SUPPORT, ENTRY, INGRESS AND EGRESS, USE AND ENJOYMENT FOR THE BENEFIT OF PARCELS 1 AND 2 AS CREATED BY THE GRANT AND RESERVATION OF EASEMENTS RECORDED AS DOCUMENT.