

UNOFFICIAL COPY

32455
**WARRANTY DEED
ILLINOIS STATUTORY**



Doc#: 1623155232 Fee: \$46.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/18/2016 02:49 PM Pg: 1 of 5

1 of 1
MAINTO
Proper Title, LLC
180 N. LaSalle Ste. 1920
Chicago, IL 60601
PTW-32455

(The Above Space for Recorder's Use Only)

THE GRANTOR Tyler M. McPheeters, married to ^{Marla}~~Marla~~ McPheeters, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS AND WARRANTS to Maria Ellis of 1030 N. State St., Unit 35C, Chicago, IL 60610, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Permanent Index Number(s): 17-04-424-051-1068

Property Address: 1030 N. State St., Unit 16B, Chicago, IL 60610

SUBJECT TO: Covenants; conditions, and restrictions of record; public and utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; condominium declaration and by laws, if any, and general real estate taxes not yet due and payable at the time of Closing.

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

Dated this 1 day of August, 2016.

Tyler M. McPheeters

(Seal)

Marla McPheeters

(Seal)

Marla McPheeters is signing solely to waive homestead rights and is not a grantor.

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SCHEDULE A

PARCEL 1:

UNIT 16B TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN NEWBERRY PLAZA CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT 25773994, AS AMENDED FROM TIME TO TIME, IN THE SOUTHEAST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

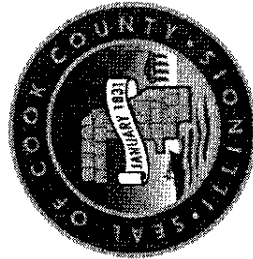
EASEMENTS FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE RECIPROCAL EASEMENTS

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05-Aug-2016

REAL ESTATE TRANSFER TAX



COUNTY:

200.00

ILLINOIS:

400.00

TOTAL:

600.00

Property of Cook County Clerk's Office

17-04-424-051-1068

20160701637991

1-243-026-240

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REAL ESTATE TRANSFER TAX

05-Aug-2016



CHICAGO:

3,000.00

CTA:

1,200.00

TOTAL:

4,200.00

17-04-424-051-1068 | 20160701637991 | 1-310-397-248

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

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