

UNOFFICIAL COPY

Doc#: 1625739000 Fee: \$50.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 09/13/2016 09:00 AM Pg: 1 of 2

WARRANTY DEED

THE GRANTOR

2239 ARMITAGE, LLC

Dec ID 20160801646777
ST/CO Stamp 0-588-389-184 ST Tax \$875.00 CO Tax \$437.50
City Stamp 0-747-268-928 City Tax: \$9,187.50

for and in consideration of Ten and 00/100 (\$10.00) DOLLARS, and other good and valuable consideration in hand paid, and pursuant to authority given by its authorized representatives,

CONVEYS AND WARRANTS TO

DANIEL J. BALLEW and LESLIE J. BALLEW,
Tenants by the Entirety

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

Unit 2 together with its undivided percentage interest in the common elements in ~~2239~~ ^{2239 CR} W Armitage Condominium, as delineated and defined in the Declaration recorded as document number 1623144075 in Lot 13 in Block 3 in Pierce's Addition to Holstein, a Subdivision of the North Half of the Southwest Quarter of Section 31, township 40 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Grantor also hereby grants to the Grantee, its successors and assigns, as rights and easements appurtenant to the above 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 therein.

This Deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

Commonly Known As: 2239 W Armitage, Unit 2
Chicago, Illinois 60647

PIN: 14-31-302-012-0000

IN WITNESS WHEREOF, said Grantor has caused his/her signature to be hereto affixed, and has caused its name to be signed to these presents by its authorized representative.

DATED this 22nd Day of August, 2016

2239 ARMITAGE, LLC

By: 
Peter N. Stevens, Manager

STEWART TITLE
800 E. Diehl Road
Suite 180
Naperville, IL 60563

REAL ESTATE TRANSFER TAX	31-Aug-2016
CHICAGO:	6,562.50
CTA:	2,625.00
TOTAL:	9,187.50 *

14-31-302-012-0000 | 20160801646777 | 0-747-268-928

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

REAL ESTATE TRANSFER TAX	05-Sep-2016
COUNTY:	437.50
ILLINOIS:	875.00
TOTAL:	1,312.50

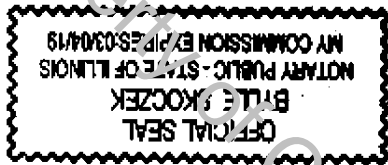
14-31-302-012-0000 | 20160801646777 | 0-588-389-184

UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that PETER N. STEVENS, is known to me to be the same person whose name is subscribed to me this day in person and acknowledges that he signed, sealed and delivered the said instrument as his free and voluntary act and deed for the uses and purposes therein set forth.

GIVEN under my hand and official seal this 22nd Day of August, 2016.



Byle Skoczek
Notary Public

This instrument was prepared by:

Thomas S. Moore
111 W. Washington Street, Suite 1720
Chicago, IL 60602

MAIL TO: Renee C Norgle
Norgle and O'Leary
120 S State, Suite 200
Chicago, IL 60603

SEND TAX BILLS TO:
Daniel J Ballew
2239 W Armitage, Unit 2
Chicago, IL 60647

COOK COUNTY Clerk's Office