

UNOFFICIAL COPY

Mail to:
Lucas Cupkovic
Attorney at Law
515 W. Randolph St. #200
Chicago, IL 60601

Doc#: 1628742068 Fee: \$50.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 10/13/2016 11:29 AM Pg: 1 of 2

Dec ID 20161001665377
ST/CO Stamp 2-081-994-560 ST Tax \$146.50 CO Tax \$73.25
City Stamp 1-008-252-736 City Tax: \$1,538.25

Send Tax Bills to:
Kelsey Leake
2316 W. Byron St., #3
Chicago, IL 60618

WARRANTY DEED

THE GRANTOR, **Mark J. Folan**, a married individual, of the County of Cook, State of Illinois, in consideration of Ten and no/100 Dollars (\$10.00), and other good and valuable consideration in hand paid, conveys and warrants to:

Kelsey Leake
of the County of Cook, State of Illinois

the following property, located in the County of Cook, State of Illinois, and legally described as follows:

Per Exhibit A, attached hereto

THIS IS NOT HOMESTEAD PROPERTY

Subject to: General real estate taxes for 2016 and subsequent years; covenants, conditions and restrictions of record; building lines and easements, Declaration of Condominium Rules and Regulations and all amendments thereto.

ADDRESS OF PROPERTY: 2316 W. Byron St., #3, Chicago, IL 60618
PIN: 14-19-101-039-1006

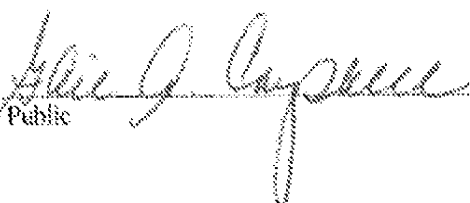
Dated this 1 day of October, 2016.



Mark J. Folan

STATE OF ILLINOIS, COUNTY OF Cook I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that **Mark J. Folan**, is personally known to me to be the same person whose name subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 1 day of October, 2016.



Notary Public



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EXHIBIT A

UNIT 2316-3 IN THE CLAREMONT/BYRON CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY:

LOT 58 IN THE SUBDIVISION OF BLOCK 9 IN THE SUBDIVISION OF SECTION 19, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 AND THE EAST 1/2 OF THE SOUTHEAST 1/4) OF SAID SECTION 19, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED JULY 27, 2005 AS DOCUMENT 0520818118, AS AMENDED FROM TIME TO TIME, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Property Address: 2316 W. Byron St., #3, Chicago, IL 60618
Permanent Index No.: 14-19-101-039-1006

Cook County Clerk's Office