

UNOFFICIAL COPY



Doc# 1632133018 Fee \$42.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 11/16/2016 09:53 AM PG: 1 OF 3

16047300005

WARRANTY DEED  
ILLINOIS STATUTORY  
Individual

1/2

THE GRANTOR, MATTHEW R. ERICKSON, an un-married man, owner in FEE SIMPLE of 1941 W. Argyle, Unit 2, Chicago, IL 60640, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to the GRANTEEES, JUDITH M. POLLOCK, SCOTT ~~DENNIS~~ POLLOCK, and SCOTT JACOB POLLOCK, of Evanston, Illinois, to hold all interest as TENANTS IN COMMON, and not as joint tenants, in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

\* husband and wife \*\* A single man

See Exhibit "A" attached hereto and made a part hereof

SUBJECT TO: covenants, conditions, and restrictions of record; public and utility easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; 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.

Permanent Real Estate Index Number(s): 14-07-416-034-1008

Address(es) of Real Estate: 1941 W. Argyle, Unit 2, Chicago, IL 60640

ST

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

Dated this 14th day of October, 2016

Matthew R. Erickson  
MATTHEW R. ERICKSON

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY that MATTHEW R. ERICKSON, personally known to me by his duly authorized agent and/or to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of any right of homestead.

Given under my hand and official seal, this 14th day of October, 2016

Danielle C. Tencza (Notary Public)



SY  
SP3  
S  
S  
INT

**UNOFFICIAL COPY****Prepared by:**



Zachary Lynn, Esq.  
Law Office of Zachary Lynn  
1102 Jeannette Street  
Des Plaines, IL 60016


**Mail to:**

Stephen L. Tyma, P.C.  
105 W. Madison St. #2200  
Chicago IL 60602

**Name and Address of Taxpayer:**

Scott D. Pollock  
411 Darrow Ave.  
Evanston, IL, 60202

REAL ESTATE TRANSFER TAX		08-Nov-2016
		COUNTY: 83.75
		ILLINOIS: 167.50
		TOTAL: 251.25
14-07-416-034-1008   20161001676425   0-709-836-608		

REAL ESTATE TRANSFER TAX		08-Nov-2016
		CHICAGO: 1,256.25
		CTA: 502.50
		TOTAL: 1,758.75 *
14-07-416-034-1008   20161001676425   0-437-682-368		

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

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## Exhibit "A" – Legal Description

Parcel 1:

UNIT NUMBER 1941-2 IN THE VINTAGE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOT 1 IN BLOCK 3 IN NORTH RAVENSWOOD, BEING A SUBDIVISION OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 7, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT RIGHT OF WAY OF CHICAGO AND NORTHWESTERN RAILROAD) IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED DECEMBER 27, 2004 AS DOCUMENT NUMBER 0436219073; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Parcel 2:

THE EXCLUSIVE RIGHT TO THE USE OF STORAGE SPACE S-15, AS LIMITED COMMON ELEMENT, AS DELINEATED ON THE PLAT OF SURVEY RECORDED DECEMBER 27, 2004 AS DOCUMENT NO. 0436219073, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office