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Doc#: 1634022089 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 12/05/2016 11:28 AM Pg: 1 of 3

Dec ID 20161101685607
ST/CO Stamp 1-286-500-544 ST Tax \$410.00 CO Tax \$205.00
City Stamp 0-335-081-664 City Tax: \$4,305.00

**WARRANTY DEED
ILLINOIS STATUTORY
Individual**

THE GRANTOR, KIMBERLY A. KLUTZNICK, divorced and not since remarried, of 2046 W. Willow St., Unit C, City of Chicago, County of COOK, State of IL, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to GARY G. HARTNEY AND ELIZABETH A. HARTNEY, husband and wife, ~~as GRANTEES~~
~~BY THE GRANTOR~~, of 477 Stillwater Court, Naperville, IL 60565, of the County of DUPAGE, all interest in the following described Real Estate situated in the County of COOK in the State of IL, to wit:

** Joint Tenants with rights of survivorship*

SEE ATTACHED EXHIBIT "A"

SUBJECT TO: General real estate taxes not yet due and payable at the time of closing; covenants, conditions and restrictions of record; public and utility easements; acts done by or suffered through Buyer; condominium declaration and bylaws, if any.

Permanent Real Estate Index Number(s): 14-31-318-014-1003 and 14-31-318-014-1181.
Address(es) of Real Estate: 2300 W. St. Paul Ave. #203, Chicago, IL 60647.

Dated this 29 day of NOVEMBER, 20 16.


KIMBERLY A. KLUTZNICK

16-1808'11

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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT KIMBERLY A. KLUTZNICK, divorced and not since remarried, personally known to me to be the same person who name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered in the instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 29th day of November, 2016.



[Handwritten Signature]

(Notary Public)

Prepared by:

Richard C. Spain, Esq.
Spain, Spain & Varnet P.C.
33 N. Dearborn Street, Suite 2220
Chicago, IL 60602

Mail To:

~~Richard C. Spain, Esq.
Spain, Spain & Varnet P.C.
33 N. Dearborn Street, Suite 2220
Chicago, IL 60602~~

*GARY HARTNEY & ELIZABETH A. Hartney
477 Stillwater Ct.
Naperville, IL 60565*

Name and Address of Taxpayer:

GARY G. HARTNEY AND ELIZABETH A. HARTNEY
*477 Stillwater Ct.
Naperville, IL 60565*

REAL ESTATE TRANSFER TAX 02-Dec-2016



COUNTY: 205.00
ILLINOIS: 410.00
TOTAL: 615.00

14-31-318-014-1003 | 20161101685607 | 1-286-500-544

REAL ESTATE TRANSFER TAX 02-Dec-2016



CHICAGO: 3,075.00
CTA: 1,230.00
TOTAL: 4,305.00 *

14-31-318-014-1003 | 20161101685607 | 0-335-081-664

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

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EXHIBIT "A"

PARCEL 1:

UNIT A-203 AND PARKING PA-13 IN THE 2300 WEST ST. PAUL CONDOMINIUMS AS DEPICTED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

LOTS 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, AND 28, TOGETHER WITH A STRIP 3.00 FEET WIDE FROM THE NORTH TO THE SOUTH LYING OF AND ADJACENT TO LOTS 7, 8, 9, 10, 11, AND 12 IN BLOCK 2 IN ISHAM'S SUBDIVISION OF THE NORTH 1/2 OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0020088327, AND AMENDED FROM TIME TO TIME, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

EXCLUSIVE RIGHT TO USE STORAGE SPACE SA-203, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 0020088327.

Property of Cook County Clerk's Office