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mail TO
Proper Title, LLC
180 N. LaSalle Ste. 1920
Chicago, IL 60601
PT16-33693

	
1635655104	
Doc#	1635655104 Fee \$46.00
CHSP FEE:	\$9.00 RPRF FEE: \$1.00
KAREN A. YARBROUGH	
COOK COUNTY RECORDER OF DEEDS	
DATE:	12/21/2016 02:42 PM PG: 1 OF 5

33693 1/2
**WARRANTY DEED
ILLINOIS STATUTORY**

THE GRANTORS AMANDA N. GRAHAM, a married person, TOMMY A. GRAHAM, an unmarried person and GEORGINA G. GRAHAM 1/1/2 GEORGINA G. LANTSBERGER, a married person, THIS IS NOT HOMESTEAD PROPERTY CONVEY(S) and WARRANT(S) to *KELSEY GEORGEN, and unmarried person, in fee simple, good and valuable consideration, in hand paid, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

*Kelsey T. Ebergen

PARCEL 1: UNIT 307 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN CORTLAND TOWERS CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0331019171, AS AMENDED, IN THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 35, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EXCLUSIVE USE FOR PARKING PURPOSES IN AND TO PARKING SPACE NO. P-23, A LIMITED COMMON ELEMENT, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: covenants, conditions and restrictions of record, so long as they do not interfere with the intended use of the property; public and utility easements; acts done or suffered through Buyer, and general real estate taxes not yet due and payable at the time of closing.

Permanent Real Estate Index Number(s): 13-36-401-032-1038 and 13-36-401-032-1055

Address (es) of Real Estate: 2720 West Cortland Street, Unit 307, P-23, Chicago, Illinois 60647

This 3rd day of November, 2016


AMANDA N. GRAHAM


TOMMY A. GRAHAM


GEORGINA G. GRAHAM, n/k/a
GEORGINA G. LANTSBERGER

5

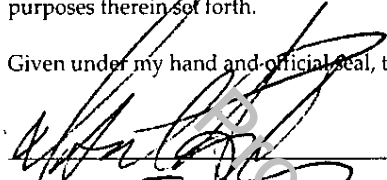
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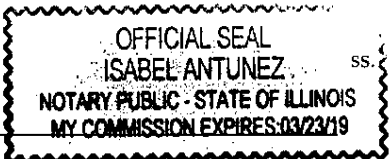
STATE OF ILLINOIS ss.

COUNTY OF COOK

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that AMANDA N. GRAHAM, is personally known to me to be the same person(s) whose name is subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such and he signed 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 3rd day of November, 2016

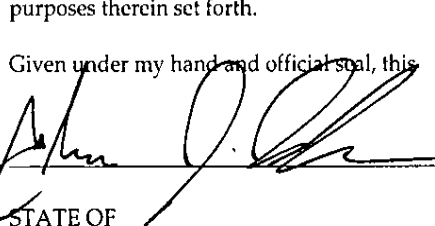
 (Notary Public)

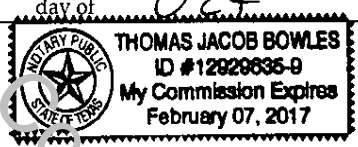


STATE OF Texas
COUNTY OF Tarrant

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that TOMMY A. GRAHAM, is personally known to me to be the same person(s) whose name is subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such and he signed 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 07th day of Oct, 2016

 (Notary Public)



STATE OF _____
COUNTY OF _____

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that ~~GEORGINA G. LANTSBERGER~~, is personally known to me to be the same person(s) whose name is subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such and he signed 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 _____ day of _____, 2016

(Notary Public)

See Attached
Clerk's Office

Prepared by:
Kimberly Freeland, Attorney at Law, 618 West Fulton, Chicago, IL 60661

~~Matt To:~~
JOHN F. SIMPSON IV
8400 WEST 26TH STREET
NORTH RIVERSIDE, ILLINOIS 60546

Name and Address of Taxpayer:
KELSEY GEORGEN
2720 West Cortland Street, Unit 307
Chicago, Illinois 60647

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CALIFORNIA ALL-PURPOSE ACKNOWLEDGEMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of San Joaquin

On November 1, 2016 before me, Lana McBroom, Notary Public, personally appeared

Date

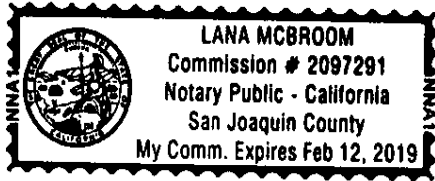
Georgina Lantsberger

Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Place Notary Seal Above

Signature

Lana McBroom
Signature of Notary Public

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: _____

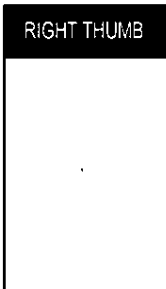
Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

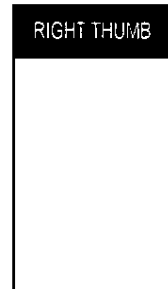
Signer's Name: _____

- Individual
- Corporate Officer – Title(s):
- Partner - Limited General
- Attorney in Fact
- Trustee
- Guardian or Conservator
- Other:



Signer's Name: _____

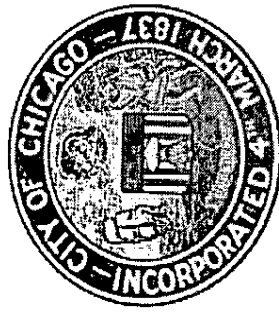
- Individual
- Corporate Officer – Title(s):
- Partner - Limited General
- Attorney in Fact
- Trustee
- Guardian or Conservator
- Other:



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REAL ESTATE TRANSFER TAX

07-Nov-2016



CHICAGO:

2,137.50

CTA:

855.00

TOTAL:

2,992.50

13-36-401-032-1055 | 20161101678427 | 0-398-032-704

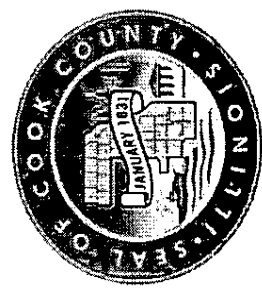
* Total does not include any applicable penalty or interest due

Property of Cook County Clerk's Office

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REAL ESTATE TRANSFER TAX

07-Nov-2016



COUNTY:	142.50
ILLINOIS:	285.00
TOTAL:	427.50

13-36-401-032-1055

20161101678427

0-722-468-672

Property of Cook County Clerk's Office