

# UNOFFICIAL COPY



Chicago Title Insurance Company  
**WARRANTY DEED  
ILLINOIS STATUTORY**



\*1701004186D\*

Doc# 1701004186 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 01/10/2017 03:47 PM PG: 1 OF 3

THE GRANTOR(S), Jeffrey D. Bonsol, divorced, and Christina M. Komaniecki, divorced, of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to Zachary J. Ficht, individually, not party to a civil union, (GRANTEE'S ADDRESS) 900 South Clark Street, Apt. 2011, Chicago, Illinois 60605 of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

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

**SUBJECT TO:** General real estate taxes not due and payable at time of closing; special assessments confirmed after this contract date; building, building line and use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances; easements for public utilities; drainage ditches, feeders, laterals and drain tile, pipe or other conduit.

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): 17-22-107-070-1022, 17-22-107-070-1321

Address(es) of Real Estate: 50 E. 16th St., Unit 407, Chicago, Illinois 60616

Dated this 27 day of December, 2016

Jeffrey D. Bonsol  
Jeffrey D. Bonsol

Christina M. Komaniecki  
Christina M. Komaniecki

REAL ESTATE TRANSFER TAX		30-Dec-2016
CHICAGO:		2,437.50
CTA:		975.00
TOTAL:		3,412.50 *

17-22-107-070-1022 | 20161201696556 | 1-103-493-312  
\* Total does not include any applicable penalty or interest due.

S Y  
P 3  
S N  
SC X  
INT 10

**FIRST AMERICAN TITLE**  
FILE # 2765534

1072

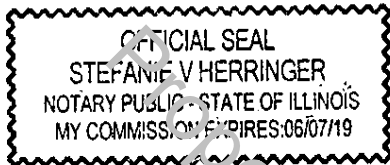
REAL ESTATE TRANSFER TAX		30-Dec-2016
COUNTY:		162.50
ILLINOIS:		325.00
TOTAL:		487.50

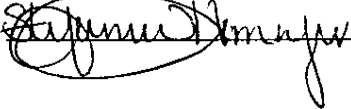
17-22-107-070-1022 | 20161201696556 | 0-566-622-400

**UNOFFICIAL COPY**STATE OF ILLINOIS, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Jeffrey D. Bonsol, divorced, and Christina M. Komaniecki, divorced, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 27 day of December, 2016



 (Notary Public)

**Prepared By:** Dennis M. Nolan, Esq.  
221 West Railroad Avenue  
Bartlett, Illinois 60103

**Mail To:**

Jennifer M. Cohen, Esq.  
Kalcheim Haber, LLC  
134 North LaSalle Street, Suite 2100  
Chicago, Illinois 60602

**Name & Address of Taxpayer:**

Zachary J. Ficht  
50 E. 16th St., Unit 407  
Chicago, Illinois 60616

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## EXHIBIT 'A'

### Legal Description

PARCEL 1:

UNITS 407 AND P-142 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 1555 WABASH CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0916918036, AS AMENDED FROM TIME TO TIME, IN NORTHWEST FRACTIONAL 1/4 OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EXCLUSIVE USE FOR STORAGE PURPOSES IN AND TO STORAGE SPACE NO. S-22, A LIMITED COMMON ELEMENT, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office