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Citywide Title Corporation
850 W. Jackson Blvd., Ste. 320
Chicago, IL 60607

**WARRANTY DEED
ILLINOIS STATUTORY
Individual to Individual**



Doc# 1701829012 Fee \$44.00
RHSP FEE:\$9.00 RPRF FEE: \$1.00
KAREN A. YARBROUGH
COOK COUNTY RECORDER OF DEEDS
DATE: 01/18/2017 10:13 AM PG: 1 OF 4

THE GRANTOR, AARTI DHUPELIA, a single woman, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to the GRANTEES, MARY KATE COURSEY, a single woman, and JOHN COURSEY, a single man, of the City of Chicago, County of Cook, State of Illinois, as joint tenants all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See attached "Exhibit A"

SUBJECT TO:

Covenants, conditions and restrictions of record; public and utility easements; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; general real estate taxes for the 2016 taxes and subsequent years; and

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): 14-31-318-014-1071
Address(es) of Real Estate: 2330 W. St. Paul Avenue, Unit 403D, Chicago, IL 60647

Dated this 7th Day of December, 20 16

AARTI DHUPELIA

State of Illinois)
) ss
County of Cook)



I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY AARTI DHUPELIA, 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 7th day of December, 20 16

(Notary Public) Commission Expires 3/9/19

CCRD REVIEW

This instrument was prepared by: Avni Shah, 2015 W. Fullerton Ave., Chicago, Illinois 60647
Mail To: Mary Kate Coursey and John Coursey, 2330 W. St. Paul Avenue, Unit 403D, Chicago, IL 60647
Send Subsequent Tax Bills to: Mary Kate Coursey and John Coursey, 2330 W. St. Paul Avenue, Unit 403D, Chicago, IL 60647

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EXHIBIT "A"

PARCEL 1: UNIT NO. D-403 AND PARKING UNIT NOS. PD-20 AND PD-21 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 AND 17 (EXCEPT THE EAST .34 FEET THEREOF), TOGETHER WITH A STRIP OF LAND 3.00 FEET WIDE FROM NORTH TO SOUTH LYING NORTH OF AND ADJACENT TO LOTS 7, 8, 9, 10, 11 AND 12 IN BLOCK 2 IN ISHAM'S SUBDIVISION OF THE NORTH HALF OF THE SOUTH HALF OF THE SOUTHWEST QUARTER 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 NO. 0020088327, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF STORAGE SPACE NO. SD-403, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION, AFORESAID, RECORDED AS DOCUMENT NO. 0020088327.

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REAL ESTATE TRANSFER TAX

22-Dec-2016



CHICAGO:

2,943.75

CTA:

1,177.50

TOTAL:

4,121.25 *

14-31-318-014-1071 | 20161201695558 | 2-121-775-296

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

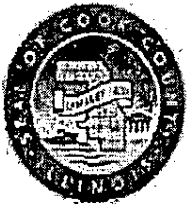
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REAL ESTATE TRANSFER TAX

22-Dec-2016



COUNTY:	196.25
ILLINOIS:	392.50
TOTAL:	588.75

14-31-318-014-1071

| 20161201695558 |

0-024-623-296