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PREPARED BY:

Austin Jarrett Ltd
411 E. Business Center Drive Suite 112
Mount Prospect, IL 60056

Doc# 1706012011 Fee \$44.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 03/01/2017 10:00 AM PG: 1 OF 4

MAIL FUTURE TAX BILLS TO:

CHARLES C. McCLENDON III
4537 S DREXEL BLVD #405
CHICAGO, IL 60653

MAIL RECORDED DEED TO:

CHARLES C. McCLENDON III
4537 S DREXEL BLVD #405
CHICAGO, IL 60653

FIRST AMERICAN TITLE
FILE # 2825452 1/2

WARRANTY DEED
Statutory (Illinois)

The Grantor(s), **HUGO LAI**, married man, for and in consideration of ten (\$10.00) Dollars and other good and valuable consideration, in hand paid, conveys and warrants to Grantee(s), **CHARLES C. McCLENDON III, A BACHELOR**, the following described real estate situated in the County of COOK, in the State of Illinois, to wit:

SEE ATTACHED LEGAL

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises forever.

PERMANENT INDEX NUMBER: 20-02-312-054-1024 *20-02-312-054-1080*
ADDRESS OF REAL ESTATE: 4537 S Drexel Blvd, Unit 405, Chicago, IL, 60653

GRANTOR, does hereby covenant and represent that grantor has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited, and that the said premises, against all persons lawfully claiming, or to claim the same, by through, or under grantor, grantor WILL WARRANT AND DEFEND; subject to: General real estate taxes not due and payable at the time of Closing, covenants, conditions and restrictions of record; building lines and easements, if any provided they do not interfere with the current use and enjoyment of the Real Estate.

REAL ESTATE TRANSFER TAX		02-Feb-2017
CHICAGO:		1,125.00
CTA:		450.00
TOTAL:		1,575.00

20-02-312-054-1024 | 20170101606537 | 1-030-030-016
* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX		02-Feb-2017
COUNTY:		75.00
ILLINOIS:		150.00
TOTAL:		225.00

20-02-312-054-1024 | 20170101606537 | 0-023-248-064

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Dated this 26th day of January, 2017.

By: Hugo Lai
HUGO LAI

STATE OF ILLINOIS)
) ss
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State of Illinois, DO HEREBY CERTIFY that **HUGO LAI**, 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 (s)he/they signed, sealed and delivered the said instrument as his/her/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 26th day of January, 2017.

My Commission expires 7/17/20

Ella R Austin

Notary Public



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EXHIBIT A

LEGAL DESCRIPTION

Legal Description: UNIT #405 AND PARKING SPACE P-31 IN THE DREXEL PARK LOFTS CONDOMINIUM AS DELINEATED ON THE SURVEY OF PART OF THE FOLLOWING DESCRIBED REAL ESTATE:

PARCEL 1:

LOT 2 IN THE SUBDIVISION OF LOTS 6 AND 7 AND OF BLOCK 5 IN WALKER AND STINSON'S SUBDIVISION OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 2, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; AND ALSO,

PARCEL 2:

LOTS 3 AND 4 IN BLOCK 5 IN HALE AND HARRIS SUBDIVISION OF THE NORTH 30.70 FEET OF LOT 8 AND THE SOUTH 69.30 FEET OF LOT 5 IN WALKER AND STINSON'S SUBDIVISION OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 2, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT D TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED AS DOCUMENT NUMBER 0526932003 IN THE RECORDER'S OFFICE OF COOK COUNTY, ILLINOIS, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, AS AMENDED FROM TIME TO TIME.

Permanent Index #'s: 20-02-312-054-1024 Vol. 0250 and 20-02-312-054-1080

Property Address: 4537 South Drexel Boulevard, Unit 405, Chicago, Illinois 60653

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