

# UNOFFICIAL COPY

## WARRANTY DEED ILLINOIS STATUTORY

### JOINT TENANTS



\*1707204021D\*

Doc# 1707204021 Fee \$46.00

CHSP FEE: \$9.00 RPRF FEE: \$1.00

MAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 03/13/2017 10:44 AM PG: 1 OF 5

(The Above Space for Recorder's Use Only)

Mail to  
Proper Title, LLC  
180 N. LaSalle Ste. 1920  
Chicago, IL 60601

PT 17-40336

THE GRANTOR Susan C. Roth, unmarried, of 525 West Hawthorne Place, Unit 707, Chicago, IL 60657 for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid CONVEYS AND WARRANTS to Joseph Losco and Marcia Losco, married of 525 West Hawthorne Place, Unit 708, Chicago, IL 60657, as Joint Tenants with the right of survivorship, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

**SEE LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"**

**THIS IS NOT HOMESTEAD PROPERTY**

Permanent Index Number(s): 14-21-307-061-1372

Property Address: 525 West Hawthorne Place, Unit P-138, Chicago, IL 60657

**SUBJECT TO:** Covenants, conditions and restrictions of record, private and utility easements and roads and highways, general taxes for the year 2017 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s).

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 2nd day of March, 2017.

X Susan C. Roth (Seal)  
Susan C. Roth

(Seal)

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142

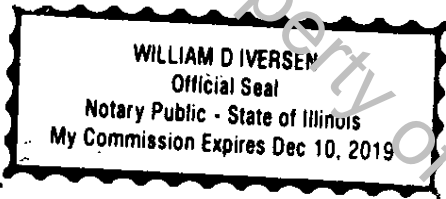
PT 17-40336

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STATE OF ILLINOIS     )  
  ) SS  
COUNTY OF COOK     )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Susan C. Roth, known to me to be the same person whose 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, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this 2 day of March, 2017.



*W D Iversen*  
\_\_\_\_\_  
Notary Public

THIS INSTRUMENT PREPARED BY  
Law Office of Michelle Laiss  
1530 West Fullerton Avenue  
Chicago, IL 60614

~~MAIL TO:~~  
Michelle A. Laiss  
ATTORNEY AT LAW  
1530 West Fullerton Avenue  
Chicago, IL 60614

SEND SUBSEQUENT TAX BILLS TO:  
  
Joseph Losco  
525 West Hawthorne Place, Unit 708  
Chicago, IL 60657

Property of Cook County Clerk's Office

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## EXHIBIT A LEGAL DESCRIPTION

### PARCEL 1:

UNIT NUMBER P-138 IN HAWTHORNE PLACE GARAGE CONDOMINIUM AS DELINEATED ON A SURVEY OF PART OR PARTS OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: THE PORTION OF THE FOLLOWING DESCRIBED PROPERTY WHICH LIES BELOW A HORIZONTAL, PLANE HAVING AN ELEVATION OF +30.58 FEET CHICAGO CITY DATUM: THE EASTERLY 160 FEET OF THE WESTERLY 200 FEET OF LOT 26 (EXCEPT THE NORTHERLY 107.60 FEET THEREOF), IN MCCONNELL'S SUBDIVISION OF BLOCK 16 IN HUNDLEY'S SUBDIVISION OF LOTS 3 TO 21 INCLUSIVE AND LOTS 33 TO 37 INCLUSIVE IN PINE GROVE IN SECTION 21, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED JUNE 25, 2004 AS DOCUMENT NUMBER 0417727057, TOGETHER WITH SAID UNIT'S UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

### PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS AS SET FORTH IN EASEMENT AGREEMENT BETWEEN HAWTHORNE PLACE, LLC AND HAWTHORNE PARKING, LLC DATED SEPTEMBER 13, 2002 AND RECORDED SEPTEMBER 17, 2002 AS DOCUMENT NUMBER 21017513 OVER THE EASTERLY 25 FEET OF THE NORTHERLY 107.60 FEET OF THE EASTERLY 160 FEET OF THE WESTERLY 200 FEET OF LOT 26 IN MCCONNELL'S SUBDIVISION OF BLOCK 16 IN HUNDLEY'S SUBDIVISION OF LOTS 3 TO 12 INCLUSIVE AND LOTS 33 TO 37 INCLUSIVE IN PINE GROVE IN SECTION 21, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

14-21-307-061-1372

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**REAL ESTATE TRANSFER TAX**

03-Mar-2017



COUNTY:	9.00
ILLINOIS:	18.00
TOTAL:	27.00

14-21-307-061-1372

20170301618926 | 0-596-955-840

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REAL ESTATE TRANSFER TAX		03-Mar-2017
CHICAGO		135.00
CTA:		54.00
<b>TOTAL:</b>		<b>189.00 *</b>



14-21-307-061-1372 | 20170301618926 | 1-139-289-280

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