

mail to
1 OF 2
Proper Title, LLC
180 N. LaSalle Ste. 1920
Chicago, IL 60601
PT 16-33826

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Doc# 1708712033 Fee \$46.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00
KAREN A. YARBROUGH
COOK COUNTY RECORDER OF DEEDS
DATE: 03/28/2017 10:15 AM PG: 1 OF 5

Return Recorded Deed to:

James D. Zazakis, Esq.
3832 N. Ashland, #1S
Chicago, IL 60613

Send Subsequent Tax Bill To:

Danielle Schaffrath
3505 N. Lakewood Ave #3
Chicago, IL 60657

WARRANTY DEED
STATUTORY (ILLINOIS)
(INDIVIDUAL TO INDIVIDUAL)

DAVID WALTERS AND KATHLEEN EDWARDS, N/K/A KATHLEEN I. WALTERS, HUSBAND AND WIFE, ("Grantor") of Chicago, Illinois as Joint Tenants with Rights of Survivorship, for and in consideration of the sum of TEN (\$10.00) and 00/100 DOLLARS and other good and valuable consideration, in hand paid, CONVEYS and WARRANTS TO DANIELLE SCHAFFRATH ("Grantee"), 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

PIN: 14-20-307-038-1013
Commonly known as: 3505 N. Lakewood Ave., Unit 3, Chicago, IL 60657

SUBJECT TO THE FOLLOWING: covenants, conditions and restrictions of record and building lines and easements, if any, and general real estate taxes for the year 2016 2nd and 2017 not due and payable at the time of closing;

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

In Witness Whereof, said Grantor has caused thier names to be signed to these presents this 15th day of March, 2017.

[Signature]
David Walters

[Signature]
Kathleen Edwards, n/k/a

[Signature]
Kathleen I. Walters

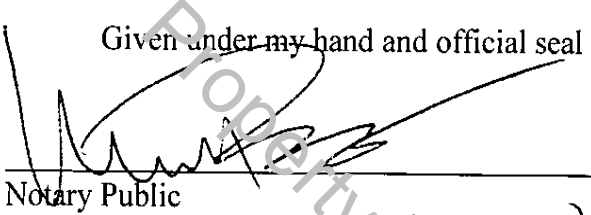
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STATE)
) SS
 COUNTY OF)

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY that David Walters and Kathleen Edwards, n/k/a Kathleen I. Walters personally 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 they signed and delivered the said instrument in the capacity above noted as their free and voluntary act, and as the free and voluntary act and deed of said persons, for the uses and purposes therein set forth.

Given under my hand and official seal this 15 of March, 2017.



 Notary Public

My commission expires: 4-14-18



This Instrument was prepared by:
 JENNIFER FITZGERALS
 Brown, Udell, Pomerantz & Delrahim
 225 W. Illinois Street, Suite 300
 Chicago, IL. 60654
 312/475-9900 Fax: 312/475-1188

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SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Property Description

UNIT 3505-3 IN THE CORNELIA-LAKEWOOD CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED LAND: LOTS 23 AND 24 IN BLOCK 4 OF OLIVER'S SUBDIVISION OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0322631076 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

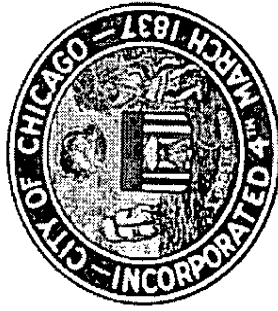
Commonly known as 3505 NORTH LAKEWOOD AVENUE, UNIT 3, Chicago, Illinois 60657
Parcel ID(s): 14-20-307-038-1013

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REAL ESTATE TRANSFER TAX

20-Mar-2017



CHICAGO:

2,388.75

CTA:

955.50

TOTAL:

3,344.25

14-20-307-038-1013 | 20170301625990 | 2-064-513-728

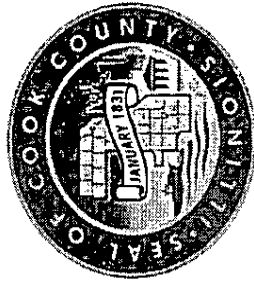
* Total does not include any applicable penalty or interest due

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REAL ESTATE TRANSFER TAX

20-Mar-2017



COUNTY:
ILLINOIS:
TOTAL:

159.25
318.50
477.75

14-20-307-038-1013

20170301625990

1-383-013-056

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