

# UNOFFICIAL COPY

## WARRANTY DEED

Doc#: 1710955188 Fee: \$50.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 04/19/2017 12:29 PM Pg: 1 of 2

MAIL TO: *Matt Tiegler*  
~~GREGORY BRAUN~~ *4651 N. Dover #3*  
~~4301 NORTH DAMEN AVENUE~~  
~~CHICAGO, ILLINOIS 60618~~ *Chicago IL 60640*

Dec ID 20170401636278  
ST/CO Stamp 2-086-428-352 ST Tax \$271.00 CO Tax \$135.50  
City Stamp 1-235-070-656 City Tax: \$2,845.50

### NAME & ADDRESS OF TAXPAYER:

Matthew Tiegler  
4651 N. Dover Street, Unit 3  
Chicago, Illinois 60640

THE GRANTOR, ROBERT E. ZELENT, now married to Ellen E. Zalent, of the city of Chicago, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, the receipt and sufficiency of which is hereby acknowledged, CONVEYS and WARRANTS to the GRANTEE, MATTHEW TIEGLER, a single person, of the City of Chicago, State of Illinois, the following Real Estate situated in the County of Cook, State of Illinois, to wit:

UNIT 4651-3 IN THE DOVER LELAND CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

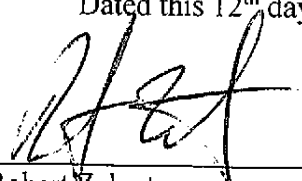
LOT 273 AND LOT 274 IN SHERIDAN DRIVE SUBDIVISION OF THE NORTH ¼ OF THE EAST ½ OF THE NORTHWEST ¼ OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN TOGETHER WITH THAT PART OF THE WEST ½ OF SAID NORTHWEST ¼ WHICH LIES NORTH OF THE SOUTH 800 FEET THEREOF AND EAST OF GREEN BAY ROAD; WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 99391496, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PERMANENT REAL ESTATE INDEX NUMBER: 14-17-108-025-101  
ADDRESS OF REAL ESTATE: 4651 DOVER STREET, UNIT 3, CHICAGO, ILLINOIS 60640

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. Grantor also hereby grants to the Grantee, their successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the Declaration of Condominium, aforesaid.

SUBJECT TO: General real estate taxes and special assessments not due and payable at time of closing; building line and use and occupancy restrictions; covenants, conditions, and restrictions of record; and public, private and utility easements.

Dated this 12<sup>th</sup> day of April, 2017.


  
Robert Zalent

175A5285127UP (lega)  
Chicago Title  
and  
Room

*CK*

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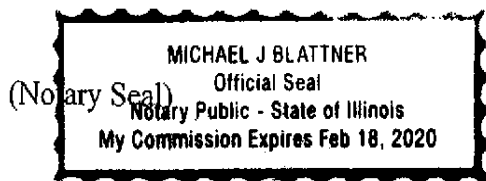
I, Ellen E. Zelent, spouse of Robert Zelent, hereby release and waive all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

  
Ellen E. Zelent

STATE OF ILLINOIS )  
 ) SS.  
COUNTY OF COUPEPAGE )

I, the undersigned, a Notary Public, in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Robert Zelent and Ellen E. Zelent 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 said instrument as their own free and voluntary act for the uses and purposes therein set forth, including the waiver of the right of homestead.

GIVEN under my hand and Notarial Seal, this 12<sup>th</sup> day of April, 2017.



  
Notary Public

PREPARED BY:  
Michael J. Blattner, Esq.  
Law Offices of Michael J. Blattner, PC.  
212 W. Washington St. Suite 1508  
Chicago, Illinois 60606  
(312) 419-1944

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