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1712141103D

Doc# 1712141103 Fee \$44.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 05/01/2017 02:58 PM PG: 1 OF 4

1/2 *mail to*
Proper Title, LLC
180 N. LaSalle Ste. 1920
Chicago, IL 60601
PT17-41167



First American Title Insurance Company
WARRANTY DEED
ILLINOIS STATUTORY

Property of Cook County Clerk's Office

THE GRANTOR(S) Christopher Mellender and Dawn Mellender, husband and wife of 2251 West St. Paul Street, Unit 3F, Chicago, County of Cook, State of Illinois, 60647, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to ~~Josh Jones~~ and Katya Seligman, ~~as joint tenants~~ of 2740 N. Kimball Ave., Apt 1R, Chicago, County of Cook, State of Illinois, 60647, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit: *** Joshua**

**** unmarried**

UNITS 3F AND P-4 IN THE ATRIUM ON ST. PAUL CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 19 (EXCEPT THE WEST 10 FEET) AND ALL OF LOTS 20 TO 22 IN ISHAM'S RESUBDIVISION OF PART OF BLOCKS 7 TO 5 IN ISHAM'S SUBDIVISION OF THE NORTH 1/2 OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 LYING SOUTHWEST OF MILWAUKEE AVENUE OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 98810949, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

SUBJECT TO: covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; condominium declaration and bylaws, if any; and general real estate taxes not yet 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.

Permanent Real Estate Index Number: 14-31-319-048-1015 & 14-31-319-048-1029

Address of Real Estate: 2251 West St. Paul ~~Street~~ ^{Ave}, Unit 3F, Chicago, IL 60647

Dated this 18th day of April, 20 17

Christopher Mellender

Dawn Mellender

S
P
S
SC
INT

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STATE OF ^{Indiana} ~~ILLINOIS~~, COUNTY OF HAMILTON ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Christopher Mellender and Dawn Mellender** personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/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 18th day of April, 20 17.



Jeffery L. Miles
Hamilton County
#395744
Commission Expires
May 22, 2024

Jeffery L. Miles (Notary Public)

Prepared by: Hawbecker and Garver, LLC 26 Blaine Street, Hinsdale, IL 60521

Matt to:

Judy L. DeAngelis
707 Walton Lane
Grayslake, IL 60030

Name and Address of Taxpayer:

Joshua Jones & Kayla Seligman
2251 West St. Paul Street unit 3F
Chicago, IL 60647

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REAL ESTATE TRANSFER TAX

24-Apr-2017



CHICAGO:

3,067.50

CTA:

0.00

TOTAL:

3,067.50*

14-31-319-048-1015 | 20170401637789 | 0-599-220-672

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

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REAL ESTATE TRANSFER TAX

24-Apr-2017



COUNTY:
ILLINOIS:
TOTAL:

204.50
409.00
613.50

14-31-319-048-1015

20170401637789

1-672-962-496

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