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Doc#: 1714508103 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 05/25/2017 12:44 PM Pg: 1 of 3

Dec ID 20170501659222
ST/CO Stamp 0-132-803-008 ST Tax \$370.00 CO Tax \$185.00
City Stamp 0-774-580-672 City Tax: \$3,885.00



©Chicago Title Insurance Company

WARRANTY DEED

WHEN RECORDED MAIL TO:
Attorney Junilla Sledziewski
9 W. Washington Street
Chicago, Illinois 60602

SEND TAX BILLS TO:
Kelly Taylor
1350 N. Leavitt Street
Unit 2
Chicago, Illinois 60622

The **GRANTORS**, Patrick K. Singler and Julia Kathryn Otter Singler, husband and wife, of Chicago, Illinois, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, hereby CONVEY and WARRANT unto the **GRANTEE**, Kelly Taylor, a single person, of 1350 N. Leavitt Street, Unit 2, Chicago, Illinois, all right title and interest in the following described real estate situated in the County of Cook, State of Illinois, to-wit:

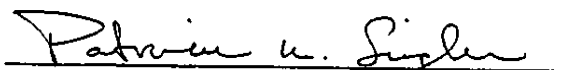
See attached Exhibit -A


Property Address: 1350 N. Leavitt Street, Unit 2, Chicago, Illinois 60622
Property Index Number: 17-06-117-050-1002

Subject only to the following, if any: 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; general real estate taxes not yet due and payable at the time of Closing; and any other Permitted Exceptions as identified on the Chicago Title Insurance Company Title Commitment 17PSA318039LP.

Grantors hereby release and waive all rights under and by virtue of the Homestead Exemptions Law of the State of Illinois.

In witness whereof, the Grantors, Patrick K. Singler and Julia Kathryn Otter Singler, have caused their names to be signed to this Warranty Deed, dated this 19th day of May, 2017.


Patrick K. Singler

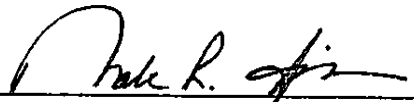

Julia Kathryn Otter Singler

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STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY that **Patrick K. Singler** and **Julia Kathryn Otter Singler**, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me in person and severally acknowledged that they signed and delivered the same instrument as their free and voluntary act and deed for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 19th day of May, 2017.



Notary Public

My Commission Expires: 12/12/2018



THIS INSTRUMENT WAS PREPARED BY:
FMS Law Group LLC
200 W. Monroe Street, Suite 750
Chicago, Illinois 60606

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Exhibit -A-

Property Address: 1350 N. Leavitt Street, Unit 2, Chicago, Illinois 60622

Property Index Number: 17-06-117-050-1002

PARCEL 1: UNIT 2 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 1350 NORTH LEAVITT CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED FEBRUARY 23, 2004 AS DOCUMENT NO. 0405445067, IN THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF LIMITED COMMON ELEMENT KNOWN AS PARKING SPACE P-1 AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID

Property of Cook County Clerk's Office