

UNOFFICIAL COPY



Doc# 1717701230 Fee \$46.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 06/26/2017 03:52 PM PG: 1 OF 5

PT17-41563 18/12
**WARRANTY DEED
ILLINOIS STATUTORY**

THE GRANTOR (NAME AND ADDRESS)

Sarah Dentz, as trustee of The Sarah Dentz Trust Dated July 14, 2015

YOU TO
1/2 Proper Title, LLC
180 N. LaSalle Ste. 1920
Chicago, IL 60601
PT17-41563

(The Above Space for Recorder's Use Only)

THE GRANTOR Sarah Dentz, as trustee of The Sarah Dentz Trust Dated July 14, 2015 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 Gary R. Stone and Debbie ^{Gary R. Stone a/k/a} Stone, as Joint Tenants, the following described real estate situated in the County of Cook, in the State of Illinois, to wit: _{ml}

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Permanent Index Number(s): 17-09-127-039-1137 and 17-09-127-039-1148

Property Address: 375 W. Erie St., Apt 203, Chicago, IL 60654

+P49 ml

SUBJECT TO: Covenants, conditions and restrictions of record private and utility easements and roads and highways, general taxes for the year subject to the second installment of 2016 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.

S Y
P 5
S 2
SC Y
INT Y

UNOFFICIAL COPY

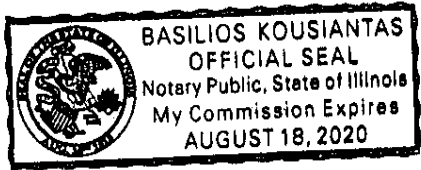
Dated this 2 day of June, 2017.

[Signature] (Seal)
Sarah Dentz, as trustee of The Sarah Dentz Trust Dated July 14, 2015

STATE OF ILLINOIS)
) SS,
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Sarah Dentz, as trustee of The Sarah Dentz Trust Dated July 14, 2015 dated 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 it signed, sealed and delivered in the instrument as its 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 June, 2017.



[Signature]
Notary Public

THIS INSTRUMENT PREPARED BY
Shane Mowery, Attorney at Law
3653 W Irving Park Rd
Chicago, IL 60618

~~MAIL TO:~~

Debbie Garten

SEND SUBSEQUENT TAX BILLS TO:

Gary R. Stone
375 W. Erie St., Apt 203
Chicago, IL 60654

UNOFFICIAL COPY

EXHIBIT A LEGAL DESCRIPTION

UNITS 203 AND P-49 IN THE ERIE CENTRE CONDOMINIUM AS DELINEATED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

PARCEL 1:

THE WEST 10.63 FEET OF LOT 2 AND THE EAST 64.37 FEET OF LOT 3 (EXCEPTING FROM THAT PART OF SAID LOTS 2 AND 3 THE SOUTH 9 FEET THEREOF) IN BLOCK 1 IN THE ASSESSOR'S DIVISION OF THAT PART SOUTH OF ERIE STREET AND EAST OF THE CHICAGO RIVER OF THE EAST 1/2 OF THE NORTH WEST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EAST 100 FEET OF THE WEST 110.63 FEET OF LOT 2 (EXCEPT THE SOUTH 9 FEET THEREOF USED FOR RAILROAD) IN BLOCK 1 IN THE ASSESSOR'S DIVISION OF THAT PART SOUTH OF ERIE STREET AND EAST OF THE CHICAGO RIVER OF THE EAST 1/2 OF THE NORTH WEST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 3:

THE EAST 39.37 FEET OF LOT 2 AND THE WEST 85.63 FEET OF LOT 1, IN BLOCK 1 OF ASSESSOR'S DIVISION OF PART (SOUTH OF ERIE STREET AND EAST OF CHICAGO RIVER) OF THE EAST HALF OF THE NORTH WEST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE SOUTH 9 FEET OF SAID LOTS), IN COOK COUNTY, ILLINOIS.

WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT E TO THE DECLARATION OF CONDOMINIUM RECORDED SEPTEMBER 29, 1997, IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT 97719736, TOGETHER WITH THEIR RESPECTIVE UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

UNOFFICIAL COPY

REAL ESTATE TRANSFER TAX

22-Jun-2017



COUNTY:	217.50
ILLINOIS:	435.00
TOTAL:	652.50

17-09-127-039-1148 | 20170601670143 | 1-240-570-304

Property of Cook County Clerk's Office

UNOFFICIAL COPY

REAL ESTATE TRANSFER TAX

22-Jun-2017



CHICAGO:	3,262.50
CTA:	1,305.00
TOTAL:	4,567.50 *

17-09-127-039-1148 | 20170601670143 | 0-166-828-480

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

Property of Cook County Clerk's Office