

UNOFFICIAL COPY

WARRANTY DEED ILLINOIS

Doc#: 1718115121 Fee: \$50.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/30/2017 11:40 AM Pg: 1 of 2

Dec ID 20170601681908
ST/CO Stamp 1-045-530-048 ST Tax \$382.00 CO Tax \$191.00
City Stamp 0-152-436-416 City Tax: \$4,011.00

THE GRANTOR:

Shaina Barnes,
a single person,
3643 W Belmont Ave,
Unit 3

of the City of Chicago, County of Cook, State of Illinois, for and in consideration of ten dollars (\$10.00) and any other good and valuable consideration, in hand pay, CONVEYS and WARRANTS to:

Thomas Krizan
3047 W. Logan Boulevard,
Chicago, IL 60647

The following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

PARCEL 1: UNIT 3 IN 3643 W. BELMONT CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: LOT 4 AND THE WEST HALF OF LOT 3 IN HAENTZE AND WHEELER'S SUBDIVISION OF LOT 2 (EXCEPT THE WEST 5 ACRES THEREOF) IN DAVLIN, KELLEY, AND CARROLL'S SUBDIVISION OF THE NORTHWEST QUARTER OF SECTION 26, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, TOGETHER WITH LOT 24 OF THE SUBDIVISION OF THE WEST 5 ACRES AFORESAID IN COOK COUNTY, ILLINOIS. WHICH SURVEYS ARE ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED OCTOBER 3, 2007 AS DOCUMENT NUMBER 0727603077, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACES 3 AND 4, AS A LIMITED COMMON ELEMENT, AS SET FORTH IN THE DECLARATION OF CONDOMINIUM, AND SURVEY ATTACHED THERETO.

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

SUBJECT 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; and general real estate taxes not yet due and payable at the time of Closing.

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Permanent Index Number: 13-26-106-042-1003

Address of Real Estate: 3643 W Belmont Ave, Unit 3, Chicago, IL 60618

Dated this 16th day of June, 2017

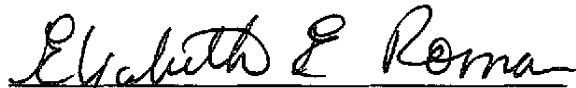


Shaina Barnes

STATE OF ILLINOIS)
) ss
COUNTY OF COOK)

I, the undersigned a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Shaina Barnes, a single person, 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 she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

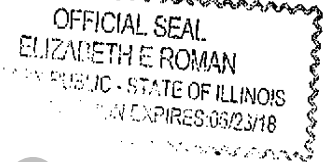
GIVEN under my hand and official seal, this 16th day of June, 2017.



Notary Public

6/23/18
Commission Expires

This instrument was prepared by: Ami J. Oseid.
Attorney at Law
3653 W Irving Park Road
Chicago, IL 60618



MAIL TO:

~~James D. Zazakis
Attorney at Law
3832 N Ashland Ave, Ste 1S
Chicago, IL 60613~~

MAIL SUBSEQUENT TAX BILLS TO:

Thomas Krizan
3643 W Belmont Ave, Unit 3
Chicago, IL 60618

