FIRST AMERICAN TITLE FFICIAL C

√PREPARED BY:

Anthony M. Petrone 20 North Wacker Drive **Suite 3710**

Chicago, IL 60606

MAIL TAX BILL TO:

Allison C. Hardiman 3851 North Kedvale Unit F-1

Chicago, IL 60641

MAIL RECORDED DEED TO:

Allison C. Hardiman 3851 North Kedvale Unit F-1 Chicago, IL 60641



Doc# 1719510027 Fee \$40.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 07/14/2017 11:38 AM PG: 1 OF 2

WARRANTY DEED

Statutory (Illinois)

THE GRANTOR(S), Kedvale Street Properties, LLC, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten Dollars (\$10.00) 2nd other good and valuable considerations, in hand paid, CONVEY(S) AND WARRANT(S) to Allison C. Hardiman, a single person, or the City of Chicago, County of Cook, State of 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

Permanent Index Number(s): 13-22-212-009-1016

Property Address: 3851 North Kedvale, Unit F-1, Chicago, IL 60641

Ave

Subject, however, to the general taxes for the year of 2016 and therefate, and all covenants, restrictions, and conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

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

| Dated this | 7 | day of | July | ,2017 | | | |
|------------|---------|------------------|----------------|-------------|------------|--|-------------|
| | | | | | <u> </u> | 2nd Hardin | |
| | | | | | | Eugene Hardiman | Q Y |
| | | | | | | Member, Kedval? Street Properties, LLC | <u> </u> |
| | | | | | | 0 | P2, |
| | | | | | | 1/9: | SN |
| STATE OF | | <u> </u> |) | | | ·C | SC Y |
| COUNTY OF | | COOK |) SS) | • | | Ca | INTA |
| I, the und | ersigne | d, a Notary Publ | lic in and for | said County | , in the S | State aforesaid, do hereby certify that Eugene | Hardiman, |

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 notarial seal, this day of OFFICIAL SEAL JUDITH WOODS My commission expires: NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES: 10/09/18

Exempt under the provisions of paragraph

UNOFFICIAL COPY

LEGAL DESCRIPTION ...

UNIT NUMBER 1F IN THE KEDVALE COURT CONDOMINEUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOT 4 IN BLOCK 37 IN INVING PARK, A SUBDIVISION OF THE SOUTHEAST 1/4 OF SECTION 15, AND THE MORTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 22, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0628322073, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Note: For informational purposes only, the land is known as:

Clort's Office

3851 N Kedvale Ave #F1 Chicago, IL 60641

| REAL ESTATE TRAN | ISFER TAX | 12-Jul-2017 | |
|-------------------|-----------|-------------|--|
| REAL ESTATE TOTAL | CHICAGO: | 1 237.50 | |
| | CTA: | 4)5.00 | |
| | TOTAL: | 732,50 * | |

13-22-212-009-1016 20170701686325 0-470-177-216

| AL ESTATE | 12-Jul-2017 | | |
|-----------|--|----------------|---------------|
| | San Park | COUNTY: | 82.50 |
| | | ILLINOIS: | 165.00 |
| A STANKE | The state of the s | TOTAL: | 247.50 |
| 13-22-212 | -009-1016 | 20170701686325 | 1-193-506-240 |

^{*} Total does not include any applicable penalty or interest the