

# UNOFFICIAL COPY

Doc#. 1719957036 Fee: \$54.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 07/18/2017 09:18 AM Pg: 1 of 4

Dec ID 20170701686910  
ST/CO Stamp 1-599-393-216 ST Tax \$1,150.00 CO Tax \$575.00  
City Stamp 1-281-852-864 City Tax: \$12,075.00

STC 01146-50653  
THIS DOCUMENT WAS  
PREPARED BY: *1/2 we*

Lisa J. Saul, Esq.  
24 West Erie Street, Suite 4A  
Chicago, IL 60654

AFTER RECORDING, RETURN TO:

Dean Kalamatianos, Esq.  
2045 West Grand Avenue, #203  
Chicago, Illinois 60612

## WARRANTY DEED

THIS INDENTURE is made as of this 28<sup>th</sup> day of June, 2017 by and between Theodore E. Cesarz, a single man, and Amy Heinz, a single woman, as Joint Tenants of the city of Chicago, State of Illinois (collectively, the "Grantors"), and Virginia C. Mullin, of the city of Chicago, State of Illinois (the "Grantee"). *an unmarried woman*

WITNESSETH, that Grantors, for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations, to it in hand paid by Grantee, the receipt of which is hereby acknowledged, does by these presents CONVEY AND WARRANT unto Grantee, all interest in the following described real estate situated in the County of Cook, in the State of Illinois to wit:

See Legal Description attached hereto as Exhibit A and hereby made a part hereof, Subject to those exceptions set forth on Exhibit B attached hereto

WITH all hereditaments and appurtenances thereunto appertaining, hereby releasing all claims therein. TO HAVE AND TO HOLD the above described premises, with the appurtenances, unto Grantee forever.

SIGNATURE PAGE FOLLOWS

REAL ESTATE TRANSFER TAX		12-Jul-2017
CHICAGO:		8,625.00
CTA:		3,450.00
TOTAL:		12,075.00 *

17-10-112-011-1158 | 20170701686910 | 1-281-852-864

REAL ESTATE TRANSFER TAX		17-Jul-2017
COUNTY:		575.00
ILLINOIS:		1,150.00
TOTAL:		1,725.00

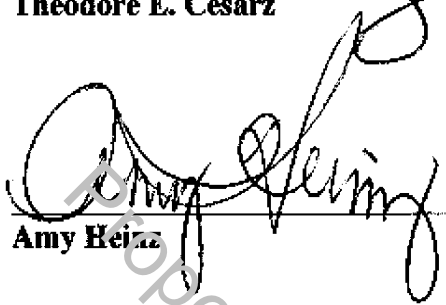
17-10-112-011-1158 | 20170701686910 | 1-599-393-216

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

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IN WITNESS WHEREOF, Grantors aforesaid have hereunto set in hand and sealed this 28 day of June, 2017.

  
**Theodore E. Cesarz**

  
**Amy Heinz**

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 Theodore E. Cesarz and Amy Heinz, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered this said instrument as 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 28th day of JUNE, 2017.

  
\_\_\_\_\_  
Notary Public

Commission expires:

**Send Subsequent Tax Bills To:**

Virginia C. Mullin  
55 E. Erie St.  
Unit # 1903  
Chicago, IL 60611



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## EXHIBIT A

### Legal Description

UNIT 1903 AND PARKING SPACE UNITS 87 AND 399 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 55 EAST ERIE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0329719204, AS AMENDED, IN THE NORTHWEST 1/4 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**PERMANENT INDEX NUMBERS:** 17-10-112-011-1158; 17-10-112-011-1280;  
17-10-112-011-1592

**COMMON ADDRESS:** 55 East Erie Street, #1903 & P-87 & P-399, Chicago, Illinois 60611

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## EXHIBIT B

### EXCEPTIONS TO TITLE

1. Real estate taxes for ~~2016 Second Installment~~ <sup>2017</sup> and subsequent years.
2. Terms, provisions, covenants, conditions, restrictions and options in rights and easements established by the Declaration of Condominium Ownership recorded as Document Number 0329719204, as amended from time to time.
3. Memorandum recorded as Document Number 1405639008.
4. Terms and provisions contained in the License Agreement recorded as Document Number 1235222122.
5. Terms and provisions contained in the Agreement recorded as Document Number's 1503444039, 1503444038, 1501434053, 1435634057 and 1435634056.
6. Provisions, limitations and conditions as imposed by the "Condominium Property Act".
7. Acts done by or suffered through Buyer.
8. Covenants, Conditions, Ordinances, Easements, Encroachments, Agreements and Restrictions of Record.

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