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**A17-1407ET
WARRANTY DEED
ILLINOIS STATUTORY**

JOINT TENANTS

Doc#: 1720808087 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/27/2017 11:02 AM Pg: 1 of 3

Dec ID 20170601680710
ST/CO Stamp 1-533-128-128 ST Tax \$469.00 CO Tax \$234.50
City Stamp 1-413-582-272 City Tax: \$4,924.50

(for Recorder's Office use only)

(above space for Recorder's Office use only)

THE GRANTORS, ZACHARY KOUTSKY and STEPHANIE KOUTSKY; husband and wife, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY and WARRANT to ERIC FIELDS, a married man, and NICOLE FIELDS, a married woman, of 500 S. Clinton Street, ^{Apts} Unit #420, Chicago, IL 60607, of the County of Cook, State of Illinois, ~~INDIVIDUALLY~~, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

as
JOINT
Tenants

**** SEE LEGAL DESCRIPTION ATTACHED ****

SUBJECT TO: Covenants, conditions and restrictions of record, private, public and utility easements and roads and highways, general taxes for the year 2016 and subsequent years, and hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois, TO HAVE AND TO HOLD said premises as JOINT TENANTS.

Permanent Real Estate Index Number: 14-19-329-057-1006 (Unit)
14-19-329-057-1013 (Parking unit)

Address of Real Estate: 3203 N. Oakley, ^{Ave} Unit #302, Chicago, Illinois 60618

Dated this 25th day of June, 2017.

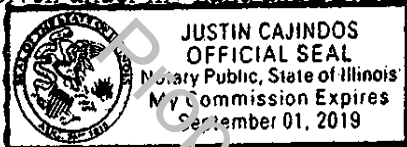
ZACHARY KOUTSKY

STEPHANIE KOUTSKY

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STATE OF ILLINOIS, COUNTY OF COOK ss.

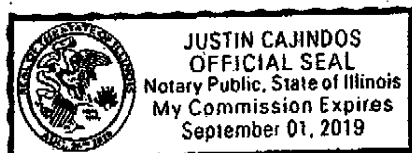
I, the undersigned, a Notary Public in and for said County, in the State of Illinois, CERTIFY THAT STEPHANIE KOUTSKY, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release of the right of homestead, if any.

Given under my hand and official seal, this 25th day of June, 2017.

(Notary Public)

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State of Illinois, CERTIFY THAT ZACHARY KOUTSKY 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 he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release of the right of homestead, if any.

Given under my hand and official seal, this 25th day of June, 2017.

(Notary Public)

Prepared by: Law Offices of Angelo Angelakos, Ltd.
3054 Fairhaven Lane
Suite 100
Lake in the Hills, IL 60156

Mail to: Alan J. Bernstein
Law Offices of Alan J. Bernstein, Ltd.
10 S. LaSalle Street
Suite 1420
Chicago, IL 60603

Name & Address of Taxpayer: NICOLE FIELDS
3203 N. Oakley Ave.
Unit #302
Chicago, IL 60618

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Legal Description


PARCEL 1: UNIT 302 AND P-3 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN BELMONT SQUARE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 0819145068, IN LOTS 25, 26 AND 27 IN BLOCK 2 IN HARTMAN'S SUBDIVISION OF BLOCK 46 IN THE SUBDIVISION OF SECTION 19, TOWNSHIP 40 NORTH, RANGE 14, (EXCEPT THE NORTHWEST 1/4 AND THE EAST 1/2 OF THE SOUTHEAST 1/4 THEREOF), IN COOK COUNTY, ILLINOIS, ALL TAKEN AS A TRACT, (EXCEPTING THEREFROM THE COMMERCIAL PORTIONS OF SAID LAND AS DESCRIBED ON EXHIBIT B OF THE CONDOMINIUM DECLARATION) EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EXCLUSIVE USE FOR BALCONY, A LIMITED COMMON ELEMENT TO UNIT 302, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.

Property Address:
3203 N. Oakley Ave, Unit 302
Chicago, IL 60618

Pin: 14-19-329-057-1006 and 14-19-329-057-1013

REAL ESTATE TRANSFER TAX		26-Jul-2017
	COUNTY:	234.50
	ILLINOIS:	469.00
	TOTAL:	703.50
14-19-329-057-1006 20170601680710 1-533-128-128		

REAL ESTATE TRANSFER TAX		26-Jul-2017
	CHICAGO:	3,517.50
	CTA:	1,407.00
	TOTAL:	4,924.50 *
14-19-329-057-1006 20170601680710 1-413-582-272		

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