

UNOFFICIAL COPY

Doc#: 1722208301 Fee: \$50.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/10/2017 11:28 AM Pg: 1 of 2

Dec ID 20170801600407
ST/CO Stamp 0-761-570-240 ST Tax \$259.00 CO Tax \$129.50
City Stamp 1-652-761-536 City Tax: \$2,719.50

WARRANTY DEED ILLINOIS STATUTORY

Chicago Title
FWSA 506 200 W 100

THE GRANTOR, Denise Aniol, a single person, of the City of Chicago and State of Illinois, for and in consideration of the sum of TEN AND NO/100 DOLLARS, and other good and valuable consideration, the receipt and sufficiency of which are hereby expressly acknowledged, CONVEYS and WARRANTS to the GRANTEEES, Michael P. Bernatz and Sarah M. Resimius, Flat No. 501, Orion Building, 141 St. Cyril Road, Bandra West, Mumbai, Maharashtra, 400050, India, as joint tenants, all interest in the following described real estate situated in the County of Cook and State of Illinois, to wit:

Unit 3265-3 in The 555 Alpine Condominium, as delineated on a survey of the following described real estate:

Part of Lots 1 through 4, both inclusive, in Block 2 in Lake Shore Subdivision of Lots 24 through 26, both inclusive, in Pine Grove, a subdivision of Fractional Section 21, Township 40 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois,

Which survey is attached as Exhibit "A" to the Declaration of Condominium recorded as Document 25153665, together with its undivided percentage interest in the common elements.

Common Address: 3265 N. Broadway Street - Unit 3, Chicago, Illinois 60657
Permanent Index No. 14-21-312-048-1007

SUBJECT TO: Covenants, conditions, and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not yet due and payable at the time of Closing.

HEREBY RELEASING AND WAIVING all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.


Denise Aniol

2

UNOFFICIAL COPY

STATE OF ILLINOIS)
) §§
COUNTY OF COOK)

The undersigned, a Notary Public in and for said County, in the State aforesaid, does hereby certify that the above-named Denise Aniol, personally known to me to be the same person who subscribed to the foregoing instrument, personally 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 26 day of July, 2017.



Nimisha Patel
Notary Public

Prepared by: James A. Larson, Esq.
Larson & Associates, P.C.
230 W. Monroe - Suite 2220
Chicago, Illinois 60606

Mail to: Adam Gurney, Esq.
Miles & Gurney, LLC
225 W. Washington Street - Suite 2200
Chicago, Illinois 60606

Send Tax Michael P. Bernatz and Sarah M. Resimius
Bills to: P. O. Box 1569
McCall, Idaho 83638

Property of Cook County Clerk's Office