

UNOFFICIAL COPY

Doc#: 1723646082 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/24/2017 10:01 AM Pg: 1 of 3

Dec ID 20170801604593
ST/CO Stamp 1-030-349-760 ST Tax \$290.00 CO Tax \$145.00
City Stamp 1-998-640-064 City Tax: \$3,045.00

17-125449 1/2
WARRANTY DEED

THE GRANTOR, JOSEPH NELSON married to LAUREL M. NELSON, of St. Joseph, MI, for and in consideration 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 GRANTEE, GUS APOSTOLOPOULOS, of 22 W. 380 Walnut Street, Medinah, Illinois 60157 all interest in the following described real estate situated in the County of Cook and State of Illinois, to wit:

LEGAL DESCRIPTION ATTACHED

Permanent Index No. 14-29-314-048-1007
14-29-314-048-1071

Address: 2510 N. Wayne Ave., Unit 107 and P-30
Chicago, Illinois 60614

Subject To: general real estate taxes not due and payable at the time of closing, covenants, conditions and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the Real Estate; terms, provisions, covenants and conditions of the Declaration of Condominium/and all Covenants, Conditions and Restrictions (Declaration/CCR's) and all amendments; public and utility easements including any easements established by or implied from the Declaration/CCR's or amendments thereto; party wall rights and agreements; limitations and conditions imposed by the Condominium Property Act; installments due after the date of closing of general assessments established pursuant to the Declaration/CCR's.

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

Return to:

Advisors Title Network, LLC
900 Skokie Blvd Ste. 255
Northbrook, IL 60062
(847) 496-9100

10/2 ATN 17-125449

X  8-4-2017
JOSEPH NELSON

X  8-4-2017
LAUREL M. NELSON

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COUNTY BERRIEN

STATE MICHIGAN

The undersigned, a Notary Public in and for the above county and state, does hereby certify that the above-named Joseph Nelson and Laurel M. Nelson, personally known to me to be the same persons who subscribed to the foregoing instrument, personally appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instruments as their free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal this 4 day of AUGUST, 2017

Bonnie E Kelly
NOTARY PUBLIC

PREPARED BY: Holly Spiegel-Miller
Attorney at Law
1364 Arbor Vitae Road
Deerfield, Illinois 60015

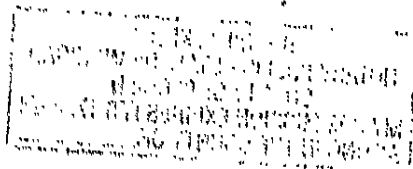
BONNIE E. KELLY
NOTARY PUBLIC - STATE OF MICHIGAN
COUNTY OF BERRIEN
MY COMMISSION EXPIRES FEB 17, 2024
ACTING IN THE COUNTY OF BERRIEN

MAIL TO: Gus A Apostolopoulos
881 W. LAKE ST.
ADDYON, IL 60601

17-317

SEND TAX BILL TO:

Gus Apostolopoulos
22 W 380 WALKER AVE.
MEDINA, IL 60157



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Exhibit "A" Legal Description

Unit 107 and P-30 together with its undivided percentage interest in the common elements in Wheelworks Condominium, as delineated and defined in the Declaration recorded as document number 85175306, in Section 29, Township 40 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Commonly known as 2510 North Wayne Ave, Unit 107, Chicago, IL 60614
Parcel(s): 14-29-314-048-1007 (Unit 107), 14-29-314-048-1071 (P-30)

Property of Cook County Clerk's Office