## **UNO**FFICIAL COPY

Prepared by: Regina Murillo Lawrence, Kamin, Saunders & Uhlenhop, L.L.C. 300 S. Wacker Drive, Ste. 500 Chicago, Illinois 60606

Mail tax bills to: Anthony and Karen Nicosia 1961 N. Fremont, Unit 1R Chicago, Illinois 60647 Doc#. 1724339089 Fee: \$50.00

Karen A. Yarbrough

Cook County Recorder of Deeds Date: 08/31/2017 10:34 AM Pg: 1 of 2

Dec ID 20170801616627 ST/CO Stamp 0-649-364-416 ST Tax \$345.00 CO Tax \$172.50 City Stamp 1-186-235-328 City Tax: \$3,622.50

After recording return to:
Judy L. DeAngel's

Law Office of Judy L. DeAngelis 767 Walton Lane Grayslake, IL 60030

## WARRANTY DEED

single woman

THE GRANTOR, ABIGAIL R. PUTKUS, of Chicago, Illinois, for and in consideration of TEN & 00/100 DOLLARS and other good and valuable consideration, in hand paid, CONVEYS and WARRANTS to GRANTEES, ANTEONY NICOSIA and KAREN NICOSIA, husband and wife, as tenants by the entirety, 100% of the Grantors' interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

PARCEL 1: UNIT 1961-1R AND P-4 IN THE FREMONT LAND CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 6 IN JOHNSTON'S RESUBDIVISION OF LOTS 25, 26 AND 27 IN SUB-BLOCK 7 OF BLOCK 5 IN SHEFFIELD'S ADDITION TO SECTION 32, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERID'AN:

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDIMINIUM RECORDED ON MARCH 2, 2005, AS DOCUMENT 055118038, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF STORAGE SPACE S IR, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 056118038, IN COOK COUNTY, ILLINOIS.

PINS: 14-32-409-072-1004 and 14-32-409-072-1010

Address of Real Estate: 1961 N. Fremont, Unit 1R, Chicago, Illinois 60614

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## **UNOFFICIAL CC**

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois, 735 ILCS 5/12-901, et seq., SUBJECT TO (1) covenants, conditions, and restrictions of record; (2) public and utility easements; (3) acts done by or suffered through Grantee; (4) all special governmental taxes or assessments confirmed and unconfirmed; (5) general real estate taxes not currently due and payable; and (6) building lines and easements.

\_\_day of August, 2017.

STATE OF ILLINOIS

COUNTY OF COOK

I, THE UNDERSIGNED, a Notary I volic in and for said County and State aforesaid, DO HEREBY CERTIFY, that ABIGAIL R. BUTKUS, personally known to me to be the same person whose name is subscribed to the forgoing instrument, appeared before me this day in person and acknowledged that she signed, sealed and delivered said instrument as her respective free and voluntary act, for the uses and purposes therein set forth and waiver of the right of homestead.

Given under my hand and official seal, this \_\_\_\_\_ day of August, ?.017.

OFFICIAL SEA SUZANNE R HENNES NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES:04/19/18

My Commission Expires: