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WARRANTY DEED
Individuals to Individual



Doc# 1726329103 Fee \$42.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 09/20/2017 04:16 PM PG: 1 OF 3

After Recording Mail to:

Stephen E. Vargo
Attorney at Law
77 W. Washington St., Suite 618
Chicago, Illinois 60602

Name & Address of Taxpayer:

Helen McCormack
4809 N. California Ave., #2E
Chicago, IL 60625

WARRANTY DEED

THE GRANTORS, **Elton A. Glaser, III & Aline Stern, husband and wife**, whose address is 1956 W. Berwyn Ave., Chicago, IL 60640, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY AND WARRANT to the GRANTEE, **Helen McCormack**, an unmarried person and not a party to a civil union, whose address is 4809 N. California Ave., Unit 2E, Chicago, IL 60625, of the County of Cook, State of Illinois,, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

Legal Description: See Exhibit A attached hereto and incorporated by reference herein

PIN: 13-12-421-022-1002

Common Address: 4809 N. California Ave., Unit 2E, Chicago, IL 60625

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 21st day of August, 2017

Elton A. Glaser III

Elton Glaser, III

Aline Stern

Aline Stern

REAL ESTATE TRANSFER TAX		23-Aug-2017	
	COUNTY:	192.50	
	ILLINOIS:	385.00	
	TOTAL:	577.50	
13-12-421-022-1002 20170801610153 0-923-513-792			

REAL ESTATE TRANSFER TAX		23-Aug-2017	
	CHICAGO:	2,887.50	
	CTA:	1,155.00	
	TOTAL:	4,042.50 *	
13-12-421-022-1002 20170801610153 1-728-820-160			

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

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STATE OF ILLINOIS)
)SS
COUNTY OF COOK)

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY that **Elton A. Glaser, III & Aline Stern, husband and wife**, 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 the foregoing 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 name and notarial seal this 21st day of August, 2017.



[Handwritten Signature]

Notary Public

NOTARY SEAL HERE

My commission expires: 4/17/20

NAME AND ADDRESS OF PREPARER:

Jeffrey M. Weston
Attorney at Law
900 Skokie Blvd., Suite 135
Northbrook, IL 60062

Proprietor of Cook County Clerk's Office

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EXHIBIT A - LEGAL DESCRIPTION

Legal:

Parcel 1: Unit 2E together with its undivided percentage interest in the common elements in California Corners Condominium, as delineated and defined in the Declaration recorded as document number 0913918033, as amended from time to time, in the Southwest 1/4 of the Southeast 1/4 of Section 12, Township 40 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2: The exclusive right to the use of Parking Space P4 as a limited common element as delineated on the Plat of Survey recorded May 19, 2009 as document number 0913918033, in Cook County, Illinois.

PIN: 13-12-421-022-1002

Common Address: 4809 N. California Ave., Unit 2E, Chicago, IL 60625

SUBJECT TO: (1) general real estate taxes for the year 2017 and subsequent years not yet due and payable; (2) building lines and building and liquor restrictions of record; (3) zoning and building laws and ordinances; (4) private, public and utility easements; (5) covenants, conditions and restrictions of record; (6) the recorded Declaration of Condominium and all amendments thereto; (7) provisions of the Condominium Property Act of Illinois (the "Act"); (8) acts done or suffered by or through the Grantee(s).