

# UNOFFICIAL COPY

724008 1/4

WARRANTY DEED  
ILLINOIS STATUTORY

**MAIL TO:**

Frank Jaffe  
Jaffe & Berlin, L.L.C.  
111 W. Washington, Suite 900  
Chicago, IL 60602



Doc# 1728317059 Fee \$50.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 10/10/2017 01:57 PM PG: 1 OF 7

**NAME & ADDRESS OF TAXPAYER**

Stuart M. Salins, Rhonda B. Salins, and Erin Weintraub  
630 N. State Street, Unit 1006  
Chicago, IL 60654

THE GRANTORS, **Kevin Halstuk and Pamela Halstuk**, husband and wife, of 630 N. State Street, Unit 1710, Chicago, Illinois 60654, for and in consideration of TEN and 00/100 DOLLARS, and other good and VALUABLE CONSIDERATION in hand paid, CONVEY AND WARRANT to **Erin Weintraub**, a married woman, with **2%** interest; **Rhonda Salins**, trustee of the **Rhonda Belson Salins Trust Agreement dated 8/13/08**, with **49%** interest; and **Stuart M. Salins**, Trustee of the **Stuart Martin Salins Trust Agreement dated 8/13/08** with **49%** interest, as tenants in common, and not as joint tenants or tenants by the entirety, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

**SEE LEGAL DESCRIPTION ATTACHED HERETO**

Hereby releasing and waiving all rights under and by any virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD the above granted premises unto the party of the second part forever, as FEE SIMPLE.

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.

Permanent Index Number(s): 17-09-227-030-1013; 17-09-227-030-1342

Commonly Known As: 630 N. State Street, Unit 1006 and Parking Space P-537, Chicago, Illinois 60654

Dated this 22nd day of August, 2017.

**GRANTORS**

Kevin Halstuk

Pamela Halstuk

P-7

Book

# UNOFFICIAL COPY

STATE OF ILLINOIS  
COUNTY OF COOK } ss.

I, the undersigned, Farheen Syeda, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Kevin Halstuk**, 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 sealed and delivered the foregoing instrument as his free and voluntary act, for the purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this 22<sup>nd</sup> day of August, 2017.

**FARHEEN SYEDA**  
**Official Seal**  
 SEAL: **Notary Public - State of Illinois**  
**My Commission Expires Sep 15, 2019**

Farheen Syeda  
 Notary Public

My Commission expires on 9/15/19

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

STATE OF ILLINOIS }  
COUNTY OF COOK }ss.

I, the undersigned, Farheen Syeda, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Pamela Halstuk**, 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 sealed and delivered the foregoing instrument as her free and voluntary act, for the purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this 22nd day of August, 2017.

SEAL: FARHEEN SYEDA  
Official Seal  
Notary Public - State of Illinois  
My Commission Expires Sep 15, 2019  
Farheen Syeda  
Notary Public

My Commission expires on 9/15/19

Prepared by:

Chawla & Ravani, P.C.  
Attn: Animesh K. Ravani, Esq.  
1700 W. Cortland, Suite 201  
Chicago, IL 60622

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

## Trust Addendum

The foregoing transfer of title /conveyance is hereby accepted by Rhonda Salins, as Trustee under the provisions of the Rhonda Belson Salins Trust agreement, dated August 13, 2008 with 49% interest.

Rhonda Salins

By: Rhonda Salins, Trustee aforesaid

The foregoing transfer of title /conveyance is hereby accepted by Stuart M. Salins, as Trustee under the provisions of the Stuart Martin Salins Trust agreement, dated August 13, 2008 with 49% interest.

Stuart M. Salins

By: Stuart Salins, Trustee aforesaid

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

## EXHIBIT A

PARCEL 1: UNITS #1006-07 AND PARKING SPACE P-537 IN 630 NORTH STATE PARKWAY CONDOMINIUM AS DELINEATED AND DEFINED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCELS OF REAL ESTATE:

PART OF LOTS 1 AND 2 IN BLOCK 24 IN WOLCOTT'S ADDITION TO CHICAGO, A SUBDIVISION IN THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

AND PART OF THE SOUTH HALF OF BLOCK 37 IN KINZIE'S ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE NORTH FRACTIONAL OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

AND THE EAST 20 FEET 2 INCHES (20.17 FEET) OF LOTS 1 AND 2 AND ALL OF LOTS 3 AND 4 OF THE ASSESSOR'S DIVISION OF LOT 16 IN BLOCK 24 IN WOLCOTT'S ADDITION TO CHICAGO IN THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN AND THE NORTH A OF BLOCK 37 IN KINZIE'S ADDITION TO CHICAGO, A SUBDIVISION OF THE NORTH FRACTION OF SECTION 10, TOWNSHIP 39 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 NOVEMBER 13, 2000, AS DOCUMENT NUMBER 00890083, AND AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: EASEMENTS FOR THE BENEFIT OF PARCEL 1, OVER THE PROPERTY DESCRIBED IN EXHIBIT B ("RETAIL PARCEL") ATTACHED TO AGREEMENT AND DECLARATION OF EASEMENTS, RESERVATIONS, COVENANTS AND RESTRICTIONS MADE BY AND BETWEEN 530 N. STATE PARKWAY L.L.C. AN ILLINOIS LIMITED LIABILITY COMPANY AND TRIAD INVESTORS, LLC, AN ILLINOIS LIMITED LIABILITY COMPANY, DATED JUNE 23, 1999 AND RECORDED JUNE 24, 1999 AS DOCUMENT NUMBER 99608646 AND CREATED BY DEED FROM TRIAD INVESTORS, L.L.C. TO 630 N. STATE PARKWAY L.L.C., AN ILLINOIS LIMITED LIABILITY COMPANY RECORDED JUNE 24, 1999 AS DOCUMENT NUMBER 99608644.

# UNOFFICIAL COPY

Property of Cook County Clerk's Office

## REAL ESTATE TRANSFER TAX

19-Sep-2017



**CHICAGO:**

4,537.50

**CTA:**

1,815.00

**TOTAL:**

6,352.50 \*

17-09-227-030-1013 | 20170801613577 | 0-770-096-064

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

# UNOFFICIAL COPY

Property of Cook County Clerk's Office

## REAL ESTATE TRANSFER TAX

19-Sep-2017



|                  |        |
|------------------|--------|
| <b>COUNTY:</b>   | 302.50 |
| <b>ILLINOIS:</b> | 605.00 |
| <b>TOTAL:</b>    | 907.50 |

17-09-227-030-1013

| 20170801613577 |

0-517-258-176