

FATIC # C-2882575

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1 of 2

This instrument was prepared by:

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LAW OFFICES OF LYNN D. DOWD
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Naperville, Illinois 60540



Doc# 1730504091 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 11/01/2017 01:21 PM PG: 1 OF 3

Mail Recorded Deed to:

James Engel, Esq.
2071 Irving Park Road, #101
Hanover Park, Illinois 60133

Send Subsequent Tax Bills to:

CLIFFORD J. MOSS
1219 W. Rosemont Avenue
Unit 1
Chicago, Illinois 60660

WARRANTY DEED Illinois Statutory (Married Persons to married Person)

A/K/A DANIEL J. MCCALLUM
THE GRANTORS: **DAN J. MCCALLUM** and **TARA L. GAUTHIER n.k.a. TARA L. MCCALLUM**, husband and wife, 860 Faintree Drive, Naperville, Illinois 60540, for and in consideration of TEN DOLLARS, and other good and valuable consideration in hand paid, Convey and Warrant to the GRANTEE: **CLIFFORD J. MOSS**, a ~~married~~/unmarried person who is/is not a party to a civil union, 5708 N. Hermitage Avenue, #2E, Chicago, Illinois 60660, all interest in the following described Real Estate situated in the County of Cook, State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises, as forever. SUBJECT TO: General Real Estate Taxes not yet due and payable, Declaration, Covenants, Rules and Regulations, Restrictions, Building lines and Easements, if any, of record.

PERMANENT REAL ESTATE INDEX NUMBER: 14-05-115-030-1015

Property Address: 1219 W. Rosemont Avenue, Unit ~~A~~, Chicago, Illinois 60660

Dated this 24 of October, 2017:

Dan J. McCallum (Seal)
DAN J. MCCALLUM

Tara L. Gauthier (Seal)
TARA L. GAUTHIER n.k.a. TARA L. MCCALLUM

Tara L. McCallum

FIRST AMERICAN TITLE
FILE # 2882575

1/2

S Y
P 3
S N
SCV Y
INT Y

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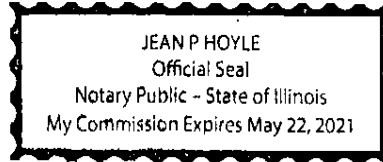
State of Illinois
County of DuPage

I, the undersigned, a Notary Public in and for said County, in the State of Illinois, DO HEREBY CERTIFY that DAN J. MCCALLUM and TARA L. GAUTHIER n.k.a TARA L. MCCALLUM, appeared before me this day in person, and provided satisfactory evidence of their identities and signatures as required under 5 ILCS/6-105, *et seq.*, and accordingly, acknowledged that they signed, sealed and delivered this instrument by 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 official seal, this 24 of October, 2017.


Notary Public

Commission expires 5.22.21



REAL ESTATE TRANSFER TAX		31-Oct-2017
CHICAGO:		1,560.00
CTA:		624.00
TOTAL:		2,184.00

14-05-115-030-1015 | 20170801611900 | 1-597-376-448

* Total does not include any applicable penalty or interest due

REAL ESTATE TRANSFER TAX		31-Oct-2017
COUNTY:		104.00
ILLINOIS:		208.00
TOTAL:		312.00

14-05-115-030-1015 | 20170801611900 | 0-029-626-400

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EXHIBIT A - LEGAL DESCRIPTION

UNIT NUMBER 1219-1 IN THE MAGNOLIA SQUARE I CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

PARCEL A:

LOTS 23 AND 24 IN BLOCK 1 IN BROCKHAUSEN AND FISCHER'S FIRST ADDITION TO EDGEWATER, BEING A SUBDIVISION OF THE NORTH 60 RODS OF THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 5, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL B:

PROPOSED LOTS 13 AND 14 BLOCK 2 IN BROCKHAUSEN AND FISCHER'S FIRST ADDITION TO EDGEWATER, BEING A SUBDIVISION OF THE NORTH 60 RODS OF THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 5, 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 NUMBER 20169553 TOGETHER WITH ALL AMENDMENTS THERETO; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

Property of Cook County Clerk's Office