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Return to:

JULIA G.WATT 3443 N. ELAINEPHIS Ch46 A 60657



Doc# 1732049233 Fee \$44,00

RHSP FEE:\$9.00 RPRF FEE: \$1.00 KAREN A.YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 11/16/2017 11:18 AM PG: 1 OF 4

THE CRANTORS, NIRVANO BRANS and STACEY NOSAL n/k/a STACEY BRANS, Husband And Wite, As Tenants By The Entirety, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten Dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to JULIA G. WATT, AS TRUSTEE OF JULIA G. WATT DECLARATION OF TRUST DATED JUNE 24, 2012, 3443 N. Elaine Place, Unit 1S, Chicago Illinois, the following cescribed Real Estate situated in the County of Cook in the State of Illinois, to wit:

Please See Reverse Side of this Instrument

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

Permanent Real Estate Index Number(s): 14-21-304-035-1002

Address of Real Estate: 3443 N. Elaine Place, Unit 1S, Chicago Illinois 60657

Dated this <u>4</u> day of October, 2017.

NIRVANO BRANS

[SEAL]

STACEY NOSAL

[SEAL]

"OFFICIAL SEAL"

JAMES CASSIDY

Notary Public, State of Illinois
My Commission Expires 2/16/2020

[SEAL]

"OFFICIAL SEAL" KEVIN R CARIATO MICHALSKI

Notary Public, State of Illinois My Commission Expires 2/16/2020

10/26/17

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LEGAL DESCRIPTION

UNIT 1S IN FRANKLIN HOUSE CONDOMINIUM, AS DELINEATED ON A SURVEY OF LOT 4 IN THOMPSON'S SUBDIVISION OF PART OF BLOCK 14 IN HUNDLEY'S SUBDIVISION OF LOTS 3 TO 21 AND 33 TO 37 INCLUSIVE IN PINEGROVE, IN SECTION 31, 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 91458691, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS

Subject to covenants, conditions, and restrictions of record; building lines and easements; and general real estate taxes not due and payable at the time of Closing private, public and utility easements including any easements established by or implied from the Declaration of CCRs or amendments there o; installments due after the date of closing of assessments established pursuant to the Declaration of CCRs; covenants, and restrictions of record as to use and occupancy; party wall rights and agreements, if any; acts done or suffered by or through the Purchasers

STATE OF ILLINOIS }
SS
COUNTY OF COOK }

ACKNOWLEDGMENT

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that NIRVANO BRANS and STACEY NOSAL n/k/a STACEY BRANS, are personally known to me to be the same person(s) whose name (s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said 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 hand and official seal this 24 day of October, 2017.

Notary Public

"OFFICIAL SEAL" KEVIN R CARIATO MICHALSKI

Notary Public, State of Illinois My Commission Expires 2/18/2020

SEND SUBSEQUENT TAX BILLS TO: JULIA G. WATT

3443 N. Elaine Place, Unit 1s, Chicago Illinois 60657

3443 N. Elame Flace, Omt 18, Cincago minois 60037

REAL ESTATE TRANSFER TAX

01-Nov-2017



CHICAGO:

TOTAL:

CTA:

3,487.50

1,395.00

4,882.50 *

14-21-304-035-1002 | 20171001645157 | 0-643-112-992

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

REAL ESTATE TRANSFER TAX





01-Nov-2017

Clartson COUNTY:

ILLINOIS:

TOTAL:

232.50

697.50 465.00

20171001645157 2-028-146-720

14-21-304-035-1002