

WARRANTY DEED
Illinois Statutory
(Individual to Individual)

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Doc# 1805845044 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 02/27/2018 03:29 PM PG: 1 OF 3

AFTER RECORDING MAIL TO:

HOLLIS STEADMAN

110 E. SHERIDAN RD

LAKE BLUFF, IL 60044

SEND SUBSEQUENT TAX BILLS TO:

ANDREW JOSEPH KANE

1319 N. BOSWORTH AVE

UNIT 1, CHICAGO, IL 60642

TT18-23394 COOK 52
(OF3)

Above Space for recorder's use only

THE GRANTORS; BRANDT YOUNG & MARCIA YOUNG, a married couple, of 244 Barberry Rd., Highland Park, Illinois, for and in consideration of Ten and 00/100 DOLLARS, and other good and valuable consideration, \$10.00 in hand paid, CONVEY and WARRANT to:

ANDREW JOSEPH KANE & ELIZABETH DAMSTETTER, both single,
of 17 N. Loomis, Unit 4H, Chicago, Illinois

not as Tenants by the Entirety, not as Tenants in Common, but as JOINT TENANTS, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

PLEASE SEE ATTACHED "EXHIBIT A"

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 forever.

SUBJECT TO: General real estate taxes not yet due and payable at closing; easements of record and building lines, building restrictions of record; zoning and building laws and ordinances; and covenants and conditions of record as to use and occupancy, which do not adversely affect the use of the real estate or the value thereof.

Permanent Real Estate Index Number: 17-05-116-119-1001

Address of Real Estate: 1319 N. Bosworth Ave., Unit 1, Chicago, IL 60642

Dated this 13 day of February, 2018

Brandt Young

Marcia Young

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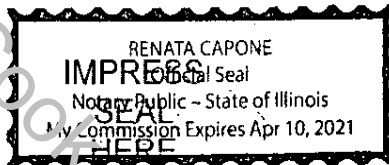
STATE OF ILLINOIS)
) SS.:
COUNTY OF COOK)

I, Renata Capone the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Brandt Young and Marcia Young, 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 they signed, sealed and delivered the said instrument as a 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 13 day of February, 2018

My commission expires on April 10, 2021

Renata Capone
NOTARY PUBLIC



This instrument was prepared by:

Ashen | Faulkner
217 N. Jefferson St., Suite 601
Chicago, IL 60661
(312) 655-0800

Property of Cook County Clerk's Office

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 First American Title™	Title Insurance Commitment
	ISSUED BY First American Title Insurance Company
Schedule A (Continued)	COMMITMENT NUMBER tt18-23394

EXHIBIT A**PARCEL 1:**

UNIT 1 IN 1319 BOSWORTH CONDOMINIUM AS DELINEATED AND DEFINED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

THE NORTH 3.83 FEET OF LOT 20 AND ALL OF LOT 21 IN HURFORD'S SUBDIVISION OF THE SOUTH 112 OF BLOCK 11 IN CANAL TRUSTEES' SUBDIVISION OF THE WEST 112 OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.


WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED MARCH 19, 2003 AS DOCUMENT NUMBER 0030376081, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE NUMBER 1, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM AFORESAID.



1319 N BOSWORTH AVE, UNIT 1, CHICAGO, IL 60642

17-05-116-119-1001

REAL ESTATE TRANSFER TAX		27-Feb-2018
	CHICAGO:	4,230.00
	CTA:	1,692.00
	TOTAL:	5,922.00 *

17-05-116-119-1001 | 20180201605836 | 0-131-447-328

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

REAL ESTATE TRANSFER TAX		27-Feb-2018
 	COUNTY:	282.00
	ILLINOIS:	564.00
	TOTAL:	846.00

17-05-116-119-1001 | 20180201605836 | 1-859-491-872