

UNOFFICIAL COPY

WARRANTY DEED
ILLINOIS STATUTORY

Preparer File: 1221EHydePark
File No.: _____



Doc# 1806701347 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 03/08/2018 02:43 PM PG: 1 OF 3

FIRST AMERICAN TITLE
FILE # 2893640

THE GRANTOR, **MARK HUNTER**, an unmarried man, of the City of Chicago, the County of Cook, the State of Illinois for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration(s) in hand paid, **CONVEYS AND WARRANTS** to **BRENDEN DUNLEAVY**, a(n) _____ man, of Boston, Massachusetts, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

LEGAL DESCRIPTION:
See attached Exhibit A.

Permanent Index Number: 20-11-400-019-1001

Address of Real Estate: 1221 East Hyde Park Boulevard, Unit #1, Chicago, Illinois 60615

SUBJECT TO: (i) current non-delinquent real estate taxes for 2017 and subsequent years; (ii) special taxes or assessments for improvements not yet completed and other assessments or installments thereof not due and payable at time of closing; (iii) covenants, conditions, agreements, building lines and restrictions of record.

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

Dated this 20th day of February, 2018.

Mark Hunter

S ✓
P 3
S 0
SC ✓
INT 10

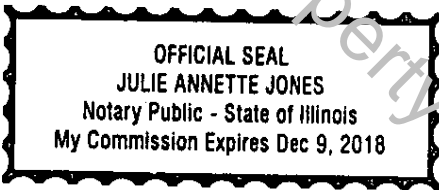
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STATE OF ILLINOIS)
) SS.
County of Cook)

I, the undersigned, Mark Hunter, 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 he signed, sealed and delivered the instrument as 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 notaries seal, this 20th day of February, 2018.

[Seal]



Julie Annette Jones


Julie Annette Jones, Notary Public
My commission expires: December 9, 2018

Prepared by:
Julie Annette Jones
14810 Cicero, Suite 1-C
Oak Forest, Illinois 60452

Mail to:
Terence M. Dunleavy
VedderPrice
222 North LaSalle Street
Chicago, Illinois 60601



Name and Address of Taxpayer:
Brenden Dunleavy

1771 E Hyde Park Blvd.
Unit # 1
Chicago, IL 60615

| REAL ESTATE TRANSFER TAX | 05-Mar-2018 |
|---|-------------------|
|  | CHICAGO: 2,100.00 |
| | CTA: 840.00 |
| | TOTAL: 2,940.00 |

20-11-400-019-1001 | 20180201609522 | 0-141-903-392

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

| REAL ESTATE TRANSFER TAX | 05-Mar-2018 |
|---|------------------|
|   | COUNTY: 140.00 |
| | ILLINOIS: 280.00 |
| | TOTAL: 420.00 |

20-11-400-019-1001 | 20180201609522 | 1-406-002-720

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EXHIBIT A

LEGAL DESCRIPTION

Legal Description: UNIT 1 IN KIMBARK CROSSING CONDOMINIUM, AS DELINEATED ON SURVEY OF LOTS 1 AND 2 AND THE NORTH 43.50 FEET OF LOT 3 IN HENDERSON'S SUBDIVISION OF BLOCK 10 IN KIMBARK'S ADDITION TO HYDE PARK, A SUBDIVISION OF PART OF THE WEST HALF OF THE SOUTH EAST QUARTER OF SECTION 11, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN (HEREINAFTER REFERRED TO AS PARCEL) WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM MADE BY HARRIS TRUST AND SAVINGS BANK, AS TRUSTEE UNDER AGREEMENT DATED AUGUST 26, 1977 AND KNOWN AS TRUST NUMBER 37733 RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT 24164279, TOGETHER WITH AN UNDIVIDED PERCENT INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY) IN COOK COUNTY, ILLINOIS.

Permanent Index #/s. 20-11-400-019-1001 VOL. 255

Property Address: 1221 E Hyde Park Blvd, Apt 1, Chicago, Illinois 60615-2900

COOK COUNTY
RECORDER OF DEEDS

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Property of Cook County Clerk's Office