

UNOFFICIAL COPY

Doc#: 1807215042 Fee: \$50.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 03/13/2018 09:45 AM Pg: 1 of 2

WARRANTY DEED Joint Tenancy

Dec ID 20171001636951
ST/CO Stamp 0-952-092-192 ST Tax \$320.00 CO Tax \$160.00
City Stamp 2-121-295-392 City Tax: \$3,360.00

THE GRANTOR, SRIDHAR REDDY, a married man, of the City of Cherry Hills Village, County of Arapahoe, State of Colorado, for and in consideration of TEN DOLLARS and other good and valuable considerations in hand paid, CONVEYS and WARRANTS to Lauren Christensen, a single woman, and Jean-Paul Maun, a single man, of 805 N LaSalle - Unit 2002 Chicago IL 60610

Return to:
Proper Title, LLC
1530 E. Dundee Rd. Ste. 250
Palatine, IL 60074

PT 17-43842 132

the following described Real Estate situated in the County of Cook in the 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 ~~not in tenancy in common, but in joint tenancy forever.~~

THIS IS NOT HOMESTEAD PROPERTY.

Permanent Real Estate Index Number: 14-17-104-028-1002

Address of Real Estate: 4748 N. Magnolia Ave., Unit 2S, Chicago, IL 60640

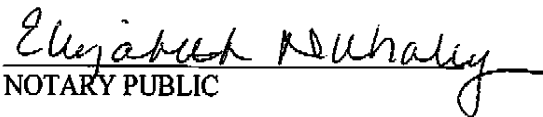
Dated this 14th day of FEBRUARY, 2018

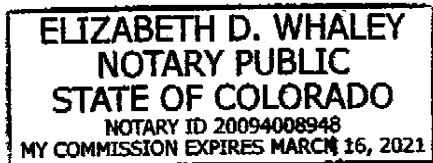
 (SEAL)
SRIDHAR REDDY

State of Colorado, County of Arapahoe, ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Sridhar Reddy, 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 signed, sealed and delivered the said instrument as his 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 14th day of February, 2018


NOTARY PUBLIC



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Legal Description

PARCEL 1:

UNIT 4748-2S TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN MAGNOLIA POINTE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 96-859368, IN THE NORTHWEST 1/4 OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF THE PARKING SPACE P-3, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED AS EXHIBIT "C" TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 96-859368.

SUBJECT ONLY TO: COVENANTS, CONDITIONS AND RESTRICTIONS OF RECORD; PUBLIC AND UTILITY EASEMENTS; ACTS DONE BY OR SUFFERED THROUGH BUYER; ALL SPECIAL GOVERNMENTAL TAXES OR ASSESSMENTS CONFIRMED OR UNCONFIRMED; CONDOMINIUM DECLARATION AND BYLAWS, IF ANY; AND GENERAL REAL ESTATE TAXES NOT YET DUE AND PAYABLE AT THE TIME OF CLOSING.

This instrument was prepared by: Judith E. Fors, 4669 N. Manor Ave., Chicago, IL 60625

Mail to: Kari A. Malone
Morreale Brady Malone & Cwik, P.C.
449 Taft Ave., Suite 300
Glen Ellyn, IL 60137

Send subsequent tax bills to: Lauren Christensen and Jean-Paul Maund
4748 N. Magnolia Ave., Unit 2S
Chicago, IL 60640

Property Clerk's Office