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1815912091D

Doc# 1815912091 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 06/08/2018 12:34 PM PG: 1 OF 3

18BAR43236

PLEASE RETURN TO:
BARRISTER TITLE
15000 SO. CICERO AVE.
OAK FOREST, IL 60452

WARRANTY DEED ILLINOIS STATUTORY

THE GRANTOR(S), ANTHONY M. ZEC, a single man, of the City of Chicago, County of Cook, State of Illinois, CONVEY(S) and WARRANT(S) TO ANTHONY SPINA, of 1723 North 77th Avenue, Elmwood Park, IL 60707, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration, in hand paid, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

SUBJECT TO: covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due and payable at the time of Closing.

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): 17-20-232-050-1114

Address(es) of Real Estate: 1525 South Sangamon Street, Unit 404, Chicago, Illinois 60608

15 day of May, 20 18

Anthony M. Zec
ANTHONY M. ZEC

REAL ESTATE TRANSFER TAX		07-Jun-2018
COUNTY:		145.00
ILLINOIS:		290.00
TOTAL:		435.00

17-20-232-050-1114 | 20180601691181 | 0-706-723-104

REAL ESTATE TRANSFER TAX		07-Jun-2018
CHICAGO:		2,175.00
CTA:		870.00
TOTAL:		3,045.00 *

17-20-232-050-1114 | 20180601691181 | 1-810-873-632

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

R

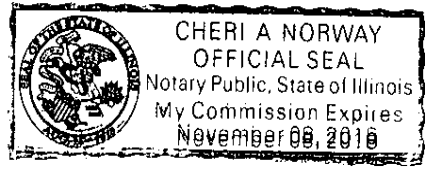
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STATE OF IL, COUNTY OF COOK SS.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that ANTHONY M. ZEC is personally known to me to be the same person whose name is subscribed to the forgoing 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 15 day of May, 2018.

Cheri A. Norway (Notary Public)



Prepared by:
Jeffrey D. Schmidt, Attorney at Law, 15000 S Cicero Avenue, Oak Forest, IL 60452

Mail To:
Synove T. Rubalcaba Maraffino
1723 North 77th Avenue
Elmwood Park, IL 60707

Name and Address of Taxpayer:
Anthony Spina
1525 South Sangamon Street, Unit 404
Chicago, IL 60608

Property of Cook County Clerk's Office

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EXHIBIT A

LEGAL DESCRIPTION

PARCEL 1:

UNIT 404-P IN THE UNIVERSITY VILLAGE LOFTS CONDOMINIUM AS DELINEATED AND DEFINED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: LOTS 1 AND 4 AND OUTLOTS A AND B AND PART OF OUTLOT C IN BLOCK 3 OF UNIVERSITY VILLAGE, BEING A SUBDIVISION IN THE NORTHEAST 1/4 OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 18, 2002 AS DOCUMENT 0021409249, IN COOK COUNTY, ILLINOIS, TOGETHER WITH ALL RIGHTS APPURTENANT TO THE FOREGOING PROPERTY PURSUANT TO THAT CERTAIN NONEXCLUSIVE AERIAL EASEMENT AGREEMENT DATED JUNE 26, 2001, AND RECORDED JUNE 28, 2001 AS DOCUMENT NUMBER 0010571142, WHICH SURVEY IS ATTACHED AS EXHIBIT G TO THE AMENDED AND RESTATED DECLARATION OF CONDOMINIUM FOR THE UNIVERSITY VILLAGE LOFTS DATED MARCH 4, 2003 AND RECORDED MARCH 7, 2003 AS DOCUMENT NUMBER 0030322530, 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 B56-P, AS DELINEATED AND DEFINED ON THE AFORESAID PLAT OF SURVEY ATTACHED TO THE AFORESAID DECLARATION RECORDED AS DOCUMENT NUMBER 0030322530, AS AMENDED FROM TIME TO TIME.

FOR INFORMATIONAL PURPOSES ONLY:

Common Address: 1525 South Sangamon Street, Apt 404-P, Chicago, IL 60608
PIN# 17-20-232-050-1114