

UNOFFICIAL COPY

WARRANTY DEED

THE GRANTOR,

CHRISTIAN A. MAYORGA, JR.,
of Irving, TX, for and in consideration of \$10.00 and other good and valuable consideration, receipt whereof is hereby acknowledged, does **CONVEY** and **WARRANT** to Margaret Brosnan, John Brosnan, and Daniel Brandt, of _____

_____, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

Parcel 1: Unit 1108 together with its undivided percentage interest in the common elements in 2 East Oak Condominium as delineated and defined in the Declaration recorded as Document Number 25035273 and any amendments thereto, in the South Fractional Quarter of Section 3, Township 34 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2: Easement for ingress and egress for the benefit of Parcel 1 as set forth in the Declaration of Covenants, Conditions, Restrictions and Easements recorded as Document Number 24889082, in Cook County, Illinois.

Common Address: Unit 1108, 2 East Oak, Chicago, IL 60611
PIN: 17-03-203-009-1218 *Sh a.h.*

To have and to hold in fee simple absolute as *SO% JOHN BROSNAN & MARGARET BROSNAN*
AS JOINT TENANTS, WITH RIGHTS OF SURVIVORSHIP; SO% DAN BRANDT AS A
JOINT TENANT

Subject to: General real estate taxes not due and payable on the date of this deed; covenants, conditions and restrictions of record; zoning ordinances, roads & highways, if any; building lines and easements which do not interfere with the current use and enjoyment of the property; Declaration of Condominium of the 2 East Oak Condominium Association and the Illinois Condominium Property Act.

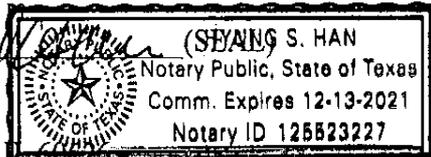
FIRST AMERICAN TITLE
FILE # 2922072

DATED this 30 day of May, 2018.

Called Office
CHRISTIAN A. MAYORGA, JR.

STATE OF TEXAS, COUNTY OF DALLAS, ss: I, *HYUNGA G HAN* Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY that CHRISTIAN A. MAYORGA, JR., 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 their free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal on the 30th day of May, 2018.

Hyunga G Han
Notary Public
 (HYUNGA S. HAN)
Notary Public, State of Texas
Comm. Expires 12-13-2021
Notary ID 125523227

This instrument prepared by WAYNE PETERS, 1204 West Chase, Ste 11N, Chicago, IL
Mail to: *MARC CERVANTES*
111 W. WASHINGTON #1201
CHICAGO, IL 60602

Send subsequent tax bills to:
MARGARET M. BROSNAN
3043 N. PINESSO AVE
CHICAGO, IL 60618
per Bob
2 E Oak Street, unit 1108
CHICAGO, IL 60644

S
P
S
SC
INT

UNOFFICIAL COPY

Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX		07-Jun-2018
	CHICAGO:	1,507.50
	CTA:	603.00
	TOTAL:	2,110.50 *

17-03-203-009-1218 | 20180501685131 | 0-307-151-648
 * Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX		07-Jun-2018
	COUNTY:	100.50
	ILLINOIS:	201.00
	TOTAL:	301.50

17-03-203-009-1218 | 20180501685131 | 0-721-123-616

17-03-203-009-1218
 TWI

EXHIBIT A

UNOFFICIAL COPY

LEGAL DESCRIPTION

Legal Description: PARCEL 1: UNIT 1108 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 2 EAST OAK CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 25035273 AND ANY AMENDMENTS THERETO, IN THE SOUTH FRACTIONAL QUARTER OF SECTION 3, TOWNSHIP 34 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED AS DOCUMENT NUMBER 24889082, IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 17-03-203-009-1218

Property Address: 2 E Oak St Apt 1108, Chicago, Illinois 60611

Property of Cook County Clerk's Office