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Doc#: 1821906128 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/07/2018 11:02 AM Pg: 1 of 3

Dec ID 20180701635409
ST/CO Stamp 0-264-247-072 ST Tax \$335.00 CO Tax \$167.50
City Stamp 0-478-471-968 City Tax: \$3,517.50

Chicago Title

19255037301 NA 1/2 & 1/2

WARRANTY DEED

The Grantors, David Letourneau ^{a single man} and Maureen M. Spurr ^{a single woman}, ~~as joint tenants~~, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten and no/100 Dollars (\$10.00) and other good and valuable consideration, in hand paid, CONVEY and WARRANT to Grantee:

Peter S. Zimmer
3645 N. Wayne Avenue, Unit B
Chicago, Illinois 60613

the following described real estate situated in the County of Cook, in the State of Illinois:

[see Exhibit A attached hereto]

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. Subject 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; homeowners or condominium association declaration and bylaws, if any; and general real estate taxes not due yet and payable at the time of Closing. To have and to hold said premises forever.

Real Estate Permanent Index Number: 14-05-112-037-1003

Address of Real Estate: 1346 W. Granville Avenue, Unit 3, Chicago, Illinois 60660

Dated this 14 day of July, 2018



David Letourneau



Maureen M. Spurr

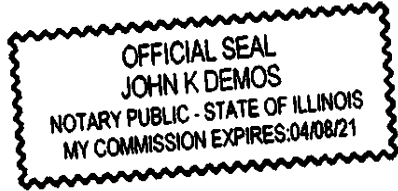
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State of ILLINOIS)
) ss
County of COOK)

I, the undersigned, a Notary Public in and for said County and State, do hereby certify that David Letourneau and Maureen M. Spurr personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day, and acknowledged that they signed, sealed and delivered said instrument as their free and voluntary act, for the uses and purposes therein set forth including the waiver of the right of homestead.

Given under my hand and official seal, this 14 day of July, 2018

[Signature] Commission Expires: 04-08-21
Notary Public



Mail To:
Lisa J. Saul, Esquire
Attorney at Law
24 W. Erie Street, Suite 4A
Chicago, IL 60654

Send Tax Bill To:
Peter S. Zimmer
1346 W. Granville Avenue, Unit 3
Chicago, IL 60660

This instrument was prepared by:
Barbara M. Demos
Law Office of Barbara M. Demos, P.C.
4746 N. Milwaukee Avenue
Chicago, IL 60630

Property of Cook County Clerk's Office

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LEGAL DESCRIPTION

Order No.: 18WSS037301NA

For APN/Parcel ID(s): 14-05-112-037-1003

PARCEL 1:

UNIT NO. 3 (3RD FLOOR) IN 1346 W GRANVILLE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 50 IN JOHN W YOUNG'S GRAND AVENUE ADDITION TO CHICAGO IN SECTION 5, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN;

WHICH SURVEY IS ATTACHED AS EXHIBIT A TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NO. 95704985 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE G-3, STORAGE SPACE S-3 AND OPEN FRAMED PORCH P-3, ALL LIMITED COMMON ELEMENTS, AS DEFINED AND SET FORTH IN SAID DECLARATION RECORDED AS DOCUMENT NO. 95704985.

Proprietor Cook County Clerk's Office