

UNOFFICIAL COPY

AB-2105RS

WARRANTY DEED

GRANTOR(S):

**FRED BERNACCHI,
A Single Man**

PRESENTLY RESIDING AT:

505 W. Van Nott Ave.
Downers Grove, IL 60510

Doc#: 1822119214 Fee: \$52.00

Karen A. Yarbrough

Cook County Recorder of Deeds

Date: 08/09/2018 10:18 AM Pg: 1 of 3

Dec ID 20180801651398

ST/CO Stamp 0-829-017-888 ST Tax \$81.00 CO Tax \$40.50

(The Above Space For Recorder's Use Only)

for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S)
and WARRANT(S) to:

SHANNON OBED AND KWAKU OBED, as Joint Tenants

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

LEGAL DESCRIPTION: SEE EXHIBIT "A" ATTACHED HERETO, INCORPORATED HEREIN BY REFERENCE
AND MADE A PART HEREOF.

P.I.N.: 16-06-113-037-1012

PROPERTY ADDRESS: 1301 N. Harlem Ave, Unit 2, Oak Park IL 60302

SUBJECT TO: (1) General real estate taxes for the year 2018 and subsequent years. (2) Covenants, conditions and
restrictions of record. (3) Private, public and utility easements. (4) Governmental taxes or assessments for improvements
not yet completed.

Hereby releases and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.
TO HAVE AND TO HOLD said real estate forever.

DATED this 8th day of August, 2018.

Fred Bernacchi
FRED BERNACCHI

Real Estate Transfer Tax

\$648.00



3501

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STATE OF ILLINOIS, COUNTY OF COOK) SS: I, the undersigned, a notary public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that Fred Bernacchi personally known to me to be the same person(s) whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that s/he signed, sealed and delivered the said instrument as his/her 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 8th day of August, 2018.



Rachael Steere
Notary Public

Prepared by: Juan Vaglienty, Attorney at Law, 2500 E. Devon, Ste 250, Des Plaines, IL 60018

Return to:

MILES J. HARRIS
ATTORNEY AT LAW
732 GUNDRISON
OAK PARK, IL 60304

Send Subsequent Tax Bill To:

HWAKU OBED
834 WOODBINE
OAK PARK, IL 60302

REAL ESTATE TRANSFER TAX

08-Aug-2018



COUNTY:	40.50
ILLINOIS:	81.00
TOTAL:	121.50

16-06-113-037-1012

| 20180801651398 | 0-829-017-888

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EXHIBIT A

LEGAL DESCRIPTION

PARCEL 1:

UNIT NUMBER 2 IN BERKSHIRE WEST CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 11 IN S. T. GUNDERSON AND SON'S GREENFIELD ADDITION TO OAK PARK SUBDIVISION IN THE NORTHWEST 1/4 OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 88084328 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE OF P-3, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 88084328, IN COOK COUNTY, ILLINOIS.

1301 N Harlem Ave., Unit 2

Oak Park, IL 60302

Pin: 16-06-113-037-1002

Property of Cook County Clerk's Office