

UNOFFICIAL COPY

Warranty Deed
Statutory (ILLINOIS)
General

Doc#: 1830619228 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 11/02/2018 10:25 AM Pg: 1 of 3

Dec ID 20181001621697
ST/CO Stamp 0-995-589-280 ST Tax \$420.00 CO Tax \$210.00
City Stamp 0-075-586-720 City Tax: \$4,410.00

NORTH AMERICAN
TITLE COMPANY

18-266744

Above Space for Recorder's Use Only

THE GRANTOR, RICHARD WU, unmarried, by Adrienne Shreffler, Attorney-in-Fact, of Chicago, Illinois for and in consideration of (\$10.00) Ten Dollars, in hand paid, CONVEY and WARRANT to MARK C. ANDERSON AND SIMA S. WALKER, HUSBAND AND WIFE, NOT AS TENANTS IN COMMON, NOT AS JOINT TENANTS, BUT AS TENANTS BY THE ENTIRETY, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE ATTACHED.

Permanent Index Number (PIN): 17-10-206-035-1339 and 17-10-206-035-1125

Address(es) of Real Estate: 600 N. Fairbanks Ct., Unit 2803, Chicago, IL 60611
* and parking space P4-12

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: General real estate taxes not due and payable at the time of Closing; 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.

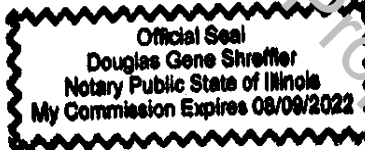
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Dated this 30th day of October 2018.

Richard Wu by Adrienne Shreffler Attorney-in-Fact

PLEASE
PRINT OR
TYPE NAME
BELOW
SIGNATURE(S)

Richard Wu
By: Adrienne Shreffler, Attorney-in-Fact



State of Illinois, County of Cook ss I, the undersigned, a Notary Public, In and for said County, in the State aforesaid, DO HEREBY CERTIFY Adrienne Shreffler, is personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as their 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 30th day of October 2018.

Commission expires 8/9/22

[Handwritten Signature]

NOTARY PUBLIC

This instrument was prepared by:
The Real Property Law Group, PC, 4653 N. Milwaukee Ave. Chicago, Illinois 60630

MAIL TO:
Mark C. Anderson / Sima S. Walker
600 N. Fairbanks, Unit 2803
Chicago, IL 60611

SEND SUBSEQUENT TAX BILLS TO:
Mark C. Anderson / Sima S. Walker
600 N. Fairbanks, Unit 2803
Chicago, IL 60611

OR

Recorder's Office Box No. _____

REAL ESTATE TRANSFER TAX

01-Nov-2018



COUNTY: 210.00
ILLINOIS: 450.00
TOTAL: 660.00

17-10-206-035-1339 | 20181001621697 | 0-995-589-280

REAL ESTATE TRANSFER TAX

01-Nov-2018



CHICAGO: 3,150.00
CTA: 1,260.00
TOTAL: 4,410.00 *

17-10-206-035-1339 | 20181001621697 | 0-075-586-720

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

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15826-18-266744-IL

Property Address: 600 N. Fairbanks Ct., Unit 2803, Chicago, IL 60611

Parcel ID: 17-10-206-035-1339 and 17-10-206-035-1125

UNIT 2803 AND PARKING SPACE P4-12 IN 600 NORTH FAIRBANKS CONDOMINIUM AS DELINEATED ON A SURVEY OF THE DESCRIBED REAL ESTATE:

PARCEL 1: LOTS 24, 25 AND 26 IN SUB-BLOCK 1 IN THE SUBDIVISION OF BLOCK 31 IN KINZIE'S ADDITION TO CHICAGO IN SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING BELOW A HORIZONTAL PLANE HAVING AN ELEVATION OF +246.73 FEET CHICAGO CITY DATUM, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THAT PART OF LOTS 19 TO 23 BOTH INCLUSIVE IN BLOCK 1 IN THE SUBDIVISION OF BLOCK 31 IN KINZIE'S ADDITION TO CHICAGO IN SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF +97.60 FEET CHICAGO CITY DATUM, AND LYING BELOW A HORIZONTAL PLANE HAVING AN ELEVATION +246.73 FEET CHICAGO CITY DATUM, IN COOK COUNTY, ILLINOIS.

PARCEL 3: THAT PART OF LOTS 19 TO 26 BOTH INCLUSIVE IN BLOCK 1 IN THE SUBDIVISION OF BLOCK 31 IN KINZIE'S ADDITION TO CHICAGO IN SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING ABOVE A HORIZONTAL PLANE HAVING AN ELEVATION OF +246.73 FEET CHICAGO CITY DATUM, AND LYING BELOW A HORIZONTAL PLANE HAVING AN ELEVATION +354.00 FEET CHICAGO CITY DATUM, IN COOK COUNTY, ILLINOIS.

AS DELINEATED ON THE PLAT OF SURVEY ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0730615045 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.