

# UNOFFICIAL COPY

Doc#: 1832757101 Fee: \$50.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 11/23/2018 12:20 PM Pg: 1 of 2

Dec ID 20181101641439  
ST/CO Stamp 2-036-101-792 ST Tax \$315.00 CO Tax \$157.50  
City Stamp 0-238-891-680 City Tax: \$3,307.50

**WARRANTY DEED  
ILLINOIS STATUTORY  
Individual to Individual**

THE GRANTOR, ERIKA GARCIA, an unmarried woman, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to the GRANTEE, BRIDGET KOESSLER, single, of the City of Chicago, Cook County, State of Illinois, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

*See Exhibit "A" attached hereto and made a part hereof*

**SUBJECT TO:**

Covenants, conditions and restrictions of record; public and utility easements; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; general real estate taxes for the year 2018 and subsequent years; and

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): 16-01-212-052-1002  
Address(es) of Real Estate: 1455 N Rockwell St, #2, Chicago, IL 60622

Dated this 12 Day of November, 2018.

State of Illinois )  
County of Kane ) ss



I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY ERIKA GARCIA, personally known to me to be the same person(s) whose name(s) 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 12<sup>th</sup> day of November, 2018.

Megan Nolan (Notary Public) Commission Expires \_\_\_\_\_

*This instrument was prepared by: Jeremy Bell, 2015 W. Fullerton Ave., Chicago, Illinois 60647*

**Mail To:** BRIDGET KOESSLER, 1455 N Rockwell St, #2, Chicago, IL 60622

**Send Subsequent Tax Bills to:** BRIDGET KOESSLER, 1455 N Rockwell St, #2, Chicago, IL 60622

A18-2705 S.O.

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## Legal Description

**PARCEL 1: UNIT 2 IN THE 1455 NORTH ROCKWELL CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:  
 LOT 47 IN BLOCK 5 IN WINSLOW, JACOBSON AND TALLMAN'S SUBDIVISION OF THE NORTHEAST 1/4 OF SECTION 1, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.  
 WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0720822102; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.**

**PARCEL 2:  
 THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-2 AS LIMITED COMMON ELEMENTS AS DELINEATED ON A SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 0720822102, IN COOK COUNTY, ILLINOIS.**



**Property Address:  
 1455 N Rockwell St, #2  
 Chicago, IL 60622**

**Pin: 16-01-212-052-1002**

<b>REAL ESTATE TRANSFER TAX</b>		21-Nov-2018
	<b>CHICAGO:</b>	2,362.50
	<b>CTA:</b>	945.00
	<b>TOTAL:</b>	3,307.50 *

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

<b>REAL ESTATE TRANSFER TAX</b>		21-Nov-2018
 	<b>COUNTY:</b>	157.50
	<b>ILLINOIS:</b>	315.00
	<b>TOTAL:</b>	472.50

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