

# UNOFFICIAL COPY

This instrument prepared by:  
Lawrence M. Lusk, P.C.  
2 N. LaSalle, Suite 1250  
Chicago, IL 60602

Doc#: 1833933000 Fee: \$52.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 12/05/2018 09:16 AM Pg: 1 of 3

Dec ID 20181101645998  
ST/CO Stamp 1-357-064-864 ST Tax \$245.00 CO Tax \$122.50  
City Stamp 0-833-956-512 City Tax: \$2,572.50

## WARRANTY DEED

This Warranty Deed is made as of this 28th day of November 2018.

**Patricia Spatz Ryan, formerly known as Patricia L. Piko, now known as Patricia Spatz Ryan and married to Kevin Ryan\*** ("Grantor") of the City of Chicago, County of Cook and the State of Illinois, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration, CONVEY and WARRANT to ~~Benjamin~~ <sup>Benjamin</sup> **Sauceda** ("Grantee"), the following described real estate situated in the County of Cook in the State of Illinois, to wit:

SEE ATTACHED EXHIBIT A

Permanent Real Estate Index No.: 17-21-414-011-1044; 17-21-414-011-1091

Address of Real Estate: 1910 S. State Street, Unit 405 and G-32, Chicago, Illinois 60616

hereby releasing any claim which Grantor may have under the Homestead Exemption Laws of the State of Illinois, and SUBJECT TO: General real estate taxes not yet due and payable as of the date of closing; covenants, conditions, and restrictions of record; public and utility easements; acts done or suffered through Grantee; all special governmental taxes or assessments confirmed and unconfirmed.

\* Not Homestead Property as to Kevin Ryan

[Signature pages follows.]

REAL ESTATE TRANSFER TAX	04-Dec-2018
CHICAGO:	1,837.50
CTA:	735.00
<b>TOTAL:</b>	<b>2,572.50 *</b>



17-21-414-011-1044 | 20181101645998 | 0-833-956-512

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

FEDERAL NATIONAL TRUST **CH18030667**

1/2

REAL ESTATE TRANSFER TAX	04-Dec-2018
COUNTY:	122.50
ILLINOIS:	245.00
<b>TOTAL:</b>	<b>367.50</b>



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Signed and sworn to as of the date hereinabove first written.

**GRANTOR:**

*Patricia Spatz Ryan*  
Patricia Spatz Ryan

STATE OF ILLINOIS )

COUNTY OF COOK )

ACKNOWLEDGMENT

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DOES HEREBY CERTIFY, that **Patricia Spatz Ryan** personally known or proven 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 she signed and delivered the said instrument, as her free and voluntary act, for the uses and purposes therein set forth, including the waiver of any and all Homestead rights.

Given under my hand and under this seal this 28th day of November, 2013



*Meredith Treimer*  
Meredith Treimer  
Notary Public

My commission expires: \_\_\_\_\_

After recording, return to:

Giorgi & Bonomo, LLC  
500 N Michigan Ste 600  
Chicago, IL 60611

Future tax bills should be sent to:

Ben N Saucedo  
1910 S State Unit 405  
Chicago, IL 60616

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## EXHIBIT "A"

### Legal Description

UNIT NUMBER 405 AND G-32 IN POINTE 1900 ON STATE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

A PORTION OF LOTS 1 TO 5, BOTH INCLUSIVE, TOGETHER WITH A PART OF THE VACATED 30 FOOT ALLEY, LYING WEST OF AND ADJOINING THE WEST LINE OF SAID LOTS 2 TO 5 IN BLOCK 32 IN CANAL TRUSTEES NEW SUBDIVISION OF BLOCKS IN EAST FRACTIONAL SOUTHEAST 1/4 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "E" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0421739021; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

Property of Cook County Clerk's Office