

# UNOFFICIAL COPY

SIC 21146-60181 lot 3

## WARRANTY DEED

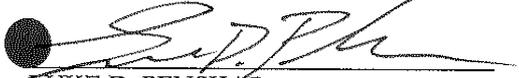
**THE GRANTOR(S) LUKE D. PENSKAR AND BRITTNEY PENSKAR, HUSBAND AND WIFE,** of 2319 WEST WABANSIA AVENUE, UNIT 4, CHICAGO, Illinois, for and in consideration of TEN and NO/100 (\$10.00) DOLLARS, and other good and valuable consideration in hand paid,

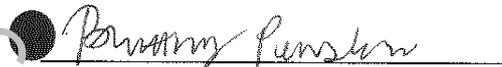
**CONVEY(S) and WARRANT(S) to N. P. DODGE, JR.,** as Trustee under the Trust Agreement dated the 14<sup>th</sup> day of October, 1985, and known as the trust between National Equity, Inc., a Nebraska Corporation and N.P. Dodge, Jr.,

the following described Real Estate situated in the County of COOK, State of Illinois, to wit: (See Exhibit A attached for legal description), hereby releasing and waiving any and all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois, and subject to declaration of condominium, easements, restrictions, covenants, agreements and mineral exceptions, if any of record, and real estate taxes not due and payable as of the date of this document.

PIN: 14-31-327-073-1004  
Address: 2319 WEST WABANSIA AVENUE, UNIT 4, CHICAGO, Illinois 60647

DATED this 3 day of OCTOBER, 2018

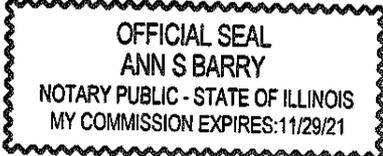
  
LUKE D. PENSKAR

  
BRITTNEY PENSKAR

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 that LUKE D. PENSKAR, husband of BRITTNEY PENSKAR, personally known to me to be the same person whose name is subscribed to the foregoing Warranty Deed, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 3<sup>rd</sup> day of October, 2018

  
Notary Public



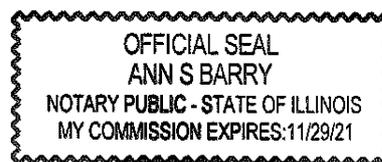
Doc# 1834157106 Fee: \$52.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 12/07/2018 12:15 PM Pg: 1 of 3  
  
Dec ID 20181101630725  
ST/CO Stamp 0-721-623-712 ST Tax \$567.50 CO Tax \$283.75  
City Stamp 1-900-898-976 City Tax: \$6,284.12

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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 that BRITTNEY PENSKAR, wife of LUKE D. PENSKAR, personally known to me to be the same person whose name is subscribed to the foregoing Warranty Deed, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as 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 31 day of October, 2018

 Ann S. Barry  
Notary Public

This instrument was prepared by James F. Young, 53 West Jackson Boulevard, #820, Chicago, Illinois 60604



REAL ESTATE TRANSFER TAX		06-Dec-2018
	COUNTY:	283.75
	ILLINOIS:	567.50
	TOTAL:	851.25
14-31-327-073-1004   20181101630725   0-721-623-712		

REAL ESTATE TRANSFER TAX		06-Dec-2018
	CHICAGO:	4,256.25
	CTA:	1,702.50
	TOTAL:	5,958.75 *
14-31-327-073-1004   20181101630725   1-900-898-976		

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

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## EXHIBIT A

### LEGAL DESCRIPTION

of premises commonly known as 2319 WEST WABANSIA AVENUE, UNIT 4, CHICAGO, IL:

Parcel 1:

Unit Number 4 in the 2319 West Wabansia Condominiums as delineated on a survey of the following described real estate:

Lot 69 in Isham's Recubdivision of parts of Blocks 3, 4 and 6 in Ishma's Subdivision of the North half of the South half of the Southeast Quarter lying Southwest of Milwaukee Avenue of Section 31, township 40 North, Range 14 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 0426544071, together with its undivided percentage interest in the common elements, all in Cook County, Illinois.

Parcel 2:

The Exclusive right to the use of P-4, a limited common element, as delineated on the survey attached to the Declaration aforesaid, in Cook County, Illinois.

Parcel 3:

The Exclusive right to the use of the roof, a limited common element, as delineated on the survey attached to the Declaration aforesaid, in Cook County, Illinois.

Mail to:

c/o NEI Global Relocation Co.

2707 N. 118<sup>TH</sup> STREET

Omaha, NE 68164

Send Subsequent Tax Bills To:

c/o NEI Global Relocation Co.

2707 N. 118<sup>TH</sup> STREET

Omaha, NE 68164