

# UNOFFICIAL COPY

Greater Illinois Title Co.  
300 E. Roosevelt Road  
Wheaton, IL 60187

GIT File #: 41043754G 1/1

Doc#: 1913042000 Fee: \$50.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 05/10/2019 09:32 AM Pg: 1 of 2

Dec ID 20190301631357  
ST/CO Stamp 0-687-331-232 ST Tax \$250.00 CO Tax \$125.00  
City Stamp 1-117-054-880 City Tax: \$2,625.00

## RECORDING COVER SHEET

Cook County

TYPE OF DOCUMENT: Warranty Deed

RE: 21 E. Chestnut Street, Unit 9B, Chicago, IL 60611

Property of Cook County Clerk's Office

**UNOFFICIAL COPY**

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**GIT**

**WARRANTY DEED  
(Individual to Individual)**

THE GRANTOR, **JAMES D. BERRY**, MARRIED to **KELLI BERRY**, of Crystal Lake, County of McHenry, Illinois, for and in consideration of **TEN AND NO/100'S DOLLARS (\$10.00)** and other good and valuable consideration, in hand paid, CONVEY(S) AND WARRANT(S) to **SPNA CHESTNUT, LLC**, an Illinois Limited Liability Company, all interest in the following described Real Estate situated in the County of Cook, State of Illinois, to wit:

UNIT 9B TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 21 EAST CHESTNUT CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 25036466, AS AMENDED, IN THE SOUTHWEST 1/4 OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number: 17-03-223-023-1057  
Address of Real Estate: 21 E. Chestnut, Unit 9B, Chicago, Illinois 60611  
Street



SUBJECT TO: General real estate taxes not due and payable as of April 30, 2019 covenants, conditions and restrictions of record; and building lines and easements.


Hereby waiving and releasing any and all rights under the Illinois Homestead Act, to have and to hold, forever **THIS IS NOT HOMESTEAD PROPERTY**

DATED 16 day of April, 2019

  
\_\_\_\_\_  
JAMES D. BERRY

State of Illinois         )  
                                  ) SS  
County of McHenry     )

REAL ESTATE TRANSFER TAX		09-May-2019	
	COUNTY:		125.00
	ILLINOIS:		250.00
	TOTAL:		375.00
17-03-223-023-1057		20190301631357	0-687-331-232

REAL ESTATE TRANSFER TAX		09-May-2019	
	CHICAGO:		1,875.00
	CTA:		750.00
	TOTAL:		2,625.00 *
17-03-223-023-1057		20190301631357	1-117-054-880

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

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **JAMES D. BERRY**, MARRIED, personally known to me as the same person whose name is subscribed to the foregoing instrument, 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 16 day of April, 2019.



  
\_\_\_\_\_  
(Notary Public)

This instrument was prepared by:  
Andrew M. Carter, Esq., 127 W Willow Ave, Wheaton, IL 60187

MAIL RECORDED INSTRUMENT TO:  
Kimberly Reed, ESQ.  
111 E. Wacker Drive Suite 2800  
Chicago, IL 60601

SEND SUBSEQUENT TAX BILLS TO:  
SPNA Chestnut, LLC  
5009 Oakton **St.**  
Skokie, IL 60077