

# UNOFFICIAL COPY

18GSA347040LF1/2

## WARRANTY DEED

Doc#: 1913013007 Fee: \$52.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 05/10/2019 09:14 AM Pg: 1 of 3

### MAIL TO:

STACIE L. GORSKI  
340 W Butterfield Rd.  
Elmhurst, IL 60126

Dec ID 20190501663843  
ST/CO Stamp 1-160-157-088 ST Tax \$570.00 CO Tax \$285.00  
City Stamp 0-958-830-496 City Tax: \$5,985.00

### SEND TAX BILLS TO:

Bryan Holmgren  
3943 N. Washtenaw  
Chicago IL 60618

THE GRANTORS, ROBERT P. ROLIARDI, Married to Jacqueline A. Roliardi, both of the City of Scottsdale, County of Maricopa, State of Arizona, and KELLY R. GLENN now known as KELLY COLPOYS, Married to Mark Colpoys, both of the City of Chicago, County of Cook, State of Illinois, for and in consideration of TEN DOLLARS AND 00/100 in hand paid, CONVEY and WARRANT to BRYAN HOLMGREN and ALLISON HOLMGREN, husband and wife, both of 4713 N. Dover Street, Unit 2, Chicago, Illinois, the following described Real Estate situated in the County of Cook in the State of Illinois, NOT AS TENANTS IN COMMON NOR AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP, BUT AS TENANTS BY THE ENTIRETY, to wit:

### SEE ATTACHED LEGAL DESCRIPTION

Subject to: Covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; homeowners or condominium association declaration and bylaws, if any; and general real estate taxes not yet due and payable at the time of Closing.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois, TO HAVE AND TO HOLD said premises forever.

\*For Release of Homestead Rights Only

Permanent Real Estate Index Number: 13-24-200-079-0000

Address of Real Estate: 3943 N. WASHTENAW AVENUE, CHICAGO, ILLINOIS 60618

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## WARRANTY DEED

DATED this 22 day of April, 2019.

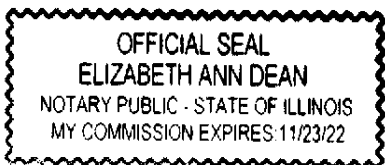
*Robert P. Roliardi*  
ROBERT P. ROLIARDI

*Kelly R. Glenn*  
KELLY R. GLENN now known as  
KELLY COLPOYS

*Mark Colpoys*  
MARK COLPOYS\*

STATE OF ILLINOIS, COUNTY OF COOK ss. I, the undersigned, a Notary Public in and for said County, in the State of Illinois, DO HEREBY CERTIFY that ROBERT P. ROLIARDI, Married to Jacqueline A. Roliardi, and KELLY R. GLENN now known as KELLY COLPOYS, Married to Mark Colpoys, are 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 22 day of April, 2019.



*Elizabeth Ann Dean*  
Notary Public

This instrument prepared by: Rosemary S. Mulryan, Attorney at Law, 4001 N. Wolcott Avenue, Chicago, Illinois 60613

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PARCEL 1: THAT PART OF THE NORTHEAST QUARTER OF SECTION 24, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF SECTION 24 AFORESAID; THENCE NORTH 89 DEGREES 19 MINUTES 27 SECONDS EAST, ALONG THE NORTH LINE THEREOF, 269.94 FEET TO THE NORTHERLY EXTENSION OF THE WEST LINE OF LOT 2 IN THE SUBDIVISION OF BLOCK 4 AND THAT PART OF BLOCK 5 LYING WEST AND NORTH OF THE CENTER LINE OF THE CHICAGO RIVER IN KINZIE'S SUBDIVISION OF THE NORTHEAST QUARTER OF SECTION 24, AFORESAID; THENCE SOUTH 01 DEGREES 31 MINUTES 40 SECONDS EAST, 50.00 FEET ALONG SAID NORTHERLY EXTENSION TO THE SOUTH LINE OF IRVING PARK ROAD; THENCE NORTH 89 DEGREES 19 MINUTES 27 SECONDS EAST ALONG SAID SOUTH LINE, 509.13 FEET; THENCE SOUTH 28 DEGREES 04 MINUTES 33 SECONDS WEST, 180.29 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 61 DEGREES 57 MINUTES 56 SECONDS EAST, 74.72 FEET; THENCE SOUTH 28 DEGREES 02 MINUTES 04 SECONDS WEST, 20.33 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL2: EASEMENTS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR RIVER PARK NORTH HOMEOWNER'S ASSOCIATION RECORDED APRIL 28, 2005 AS DOCUMENT NUMBER 0511812274 MADE BY IRVING PARK DEVELOPMENT, LLC AN ILLINOIS LIMITED LIABILITY COMPANY, AS DECLARANT FOR ACCESS, INGRESS AND EGRESS, AS MORE FULLY DESCRIBED THEREIN AND ACCORDING TO THE TERMS SET FORTH THEREIN.