

UNOFFICIAL COPY

WARRANTY DEED



1915517058D

Doc# 1915517058 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

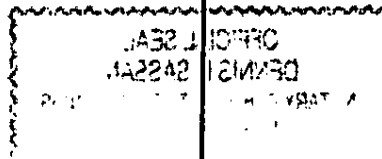
EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 06/04/2019 11:06 AM PG: 1 OF 3

The Grantors, JUSTIN OSTERGAARD, married to CLAIRE PYWELL, of the City of Chicago, County of Cook State of Illinois, for and in consideration of the sum of Ten and no/100 Dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEY and WARRANT to MATTHEW J. LOEFFLER,* 913 Forest Avenue, Deerfield, Illinois 60015, the following described real estate situated in the County of Cook, in the State of Illinois, to-wit:

*a singeman



See Attachment for Legal Description

Subject to: General Taxes for 2018^{AND INSTALMENT} and subsequent years; Covenants, conditions, restrictions and easements of record.

PIN: 14-18-102-044-1002

Street Address: 2235 W. Lawrence Avenue, Unit 2, Chicago, IL 60625

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 31ST day of May, 2019.

Justin Ostergaard

(SEAL)

Claire Pywell

(SEAL)

**For The Purpose of Waiving Homestead Rights

S N
P 3
S 1
M —
SC —
E —
INT —

1 of 2 20193163

Executive Land Title
7794 N. Milwaukee
Niles, IL 60714



Property of Cook County Clerk's Office

UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for and residing in said County, in the State aforesaid, DO HEREBY CERTIFY that JUSTIN OSTERGAARD, and CLAIRE PYWELL, his wife, 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 and delivered the said instrument as their own free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 31st day of May, 2019.




Dennis D. Sassan
Notary Public


My commission expires: July 9 2022



This Instrument prepared by: DENNIS D. SASSAN, Attorney at Law
7788 N. Milwaukee Avenue
Niles, Illinois 60714

Send Subsequent tax bills to: MATTHEW J. LOEFFLER
2235 W. Lawrence Avenue, Unit 2
Chicago, Illinois 60625

After recording MAIL TO: MATTHEW LOEFFLER
2235 W. LAWRENCE AVE, UNIT 2
CHICAGO, IL 60625

 RETURN TO
Executive Land Title
7794 N. Milwaukee
Niles, IL 60714

REAL ESTATE TRANSFER TAX		03-Jun-2019
	CHICAGO:	2,535.00
	CTA:	1,014.00
	TOTAL:	3,549.00 *

REAL ESTATE TRANSFER TAX		04-Jun-2019
	COUNTY:	169.00
	ILLINOIS:	338.00
	TOTAL:	507.00

14-18-102-044-1002 | 20190501687517 | 1-564-229-536

14-18-102-044-1002 | 20190501687517 | 0-414-105-504

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

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Legal Description

Parcel 1: Unit 2 in 2235 W. Lawrence Condominium as delineated on a Survey of the following described real estate:
Lot 15 in Circuit Court Partition of that part of Lot 1 lying East of Lincoln Avenue in Court Partition of the West 1/2 of the Northwest 1/4 of Section 18, Township 40 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois; which Survey is attached as Exhibit "D" to the Declaration of Condominium recorded as Document No. 0317710048, together with its undivided percentage interest in the common elements.

Parcel 2: The exclusive right to use of Parking Space P-2 as limited common element as delineated on a Survey attached to the Declaration aforesaid recorded as Document 0317710048.

PIN: 14-18-102-044-1002

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Office of Cook County Clerk's Office