

UNOFFICIAL COPY

Doc#: 1917808028 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 06/27/2019 09:40 AM Pg: 1 of 3

Dec ID 20190601695664
ST/CO Stamp 1-846-325-344 ST Tax \$315.00 CO Tax \$157.50
City Stamp 1-902-080-096 City Tax: \$3,307.50

WARRANTY DEED ILLINOIS STATUTORY

Mail To:

Jason Hoppel

1624 W. Olive Ave #3

Chicago, IL 60660

Name & Address of Taxpayer:

Jason Hoppel

1624 W. Olive Ave., #3

Chicago, IL, 60660

THE GRANTOR(S) Charles T. Kreuser, married to Emily Kreuser*, of 1624 W. Olive Ave., #3, Chicago, State of Illinois, 60660, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to Jason Hoppel, an unmarried man,

**L. aka Jason Hoppel*

(BUYER'S ATTORNEY OR BUYER: CHECK APPLICABLE AND STRIKE ALL OTHERS)

Individually

as Tenants in Common

as Joint Tenants

not as joint tenants, nor tenants in common, but as Tenants by the Entirety

STEWART TITLE
700 E. Diehl Road, Suite 180
Naperville, IL 60563

Whose address is 1450 W. Byron St., Apt 3, Chicago, State of Illinois 60613, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED AS EXHIBIT A

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

SUBJECT TO: covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due and payable at the time of Closing.

Permanent Real Estate Index Number: 14-06-410-058-1003

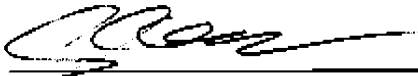
Address of Real Estate: 1624 W. Olive Ave., #3, Chicago, IL, 60660 - *grantee address*

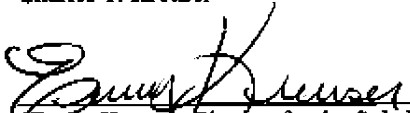
01146-1040 ye 1072

Property of Cook County Clerk's Office

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Dated this 17th day of June, 20 19.


Charles T. Kreuser


Emily Kreuser, Signing for the Sole Purpose of
Waiving Homestead Rights

STATE OF ILLINOIS, COUNTY OF DuPage ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Charles T. Kreuser**, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/ 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 17th day of June, 20 19.

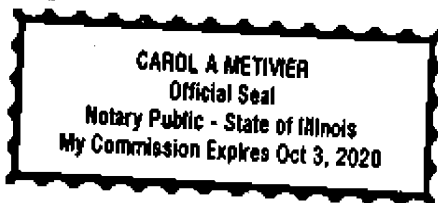



(Notary Public)

STATE OF ILLINOIS, COUNTY OF Lake ss.


I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Emily Kreuser**, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/ 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 12th day of June, 20 19.






(Notary Public)

Prepared by: *Hawbecker and Garver, LLC, 26 Blaine Street, Hinsdale, IL 60521*

REAL ESTATE TRANSFER TAX		25-Jun-2019
	CHICAGO:	2,362.50
	CTA:	945.00
	TOTAL:	3,307.50 *

14-06-410-058-1003 | 20190601695664 | 1-902-080-096

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

REAL ESTATE TRANSFER TAX		25-Jun-2019
	COUNTY:	157.50
	ILLINOIS:	315.00
	TOTAL:	472.50

14-06-410-058-1003 | 20190601695664 | 1-846-325-344

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ALTA COMMITMENT FOR TITLE INSURANCE SCHEDULE A

ISSUED BY
STEWART TITLE GUARANTY COMPANY

Exhibit A - Legal Description

Parcel 1:

Unit 3 in the 1624 W. Olive Condominium, as delineated on a Survey of the following described tract of land:

Lot 13 (except the East 4 feet thereof) and the East 11 feet of Lot 14 in Block 5 in Ashland Avenue and Clark Street addition to Edgewater in Sections 5 and 6, Township 40 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois;

Which Survey is attached as exhibit "A-2" to the Declaration of Condominium Recorded as Document Number 0618634069 together with its undivided percentage interest in the common elements in Cook County, Illinois.

Parcel 2:

The exclusive right to the use of Parking Space P-3 and P-4, Limited Common Elements, as delineated and defined on the Declaration of Condominium Aforesaid.

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