

UNOFFICIAL COPY

Doc#: 1918206046 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 07/01/2019 10:27 AM Pg: 1 of 3

Warranty Deed

ILLINOIS

Dec ID 20190601608375
ST/CO Stamp 0-317-048-928 ST Tax \$265.00 CO Tax \$132.50
City Stamp 0-360-040-544 City Tax: \$2,782.50

Above Space for Recorder's Use Only

THE GRANTOR(s) Anna Plachta, an unmarried woman, of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable considerations in hand paid, CONVEY(s) and WARRANT(s) to Chandler M. Clark an unmarried woman of Chicago, IL - the following described Real Estate situated in the County of Cook in the State of Illinois to wit: *(See page 2 for legal description attached here to and made part hereof)*, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: General taxes for 2019 and subsequent years; Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number(s): 14-21-112-015-1011 & 14-21-112-015-1030

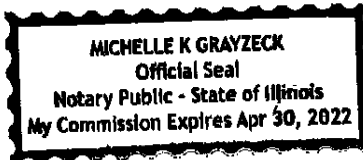
Address(es) of Real Estate: 536 W Cornelia Ave Apt 2S Chicago, Illinois, 60657-2747

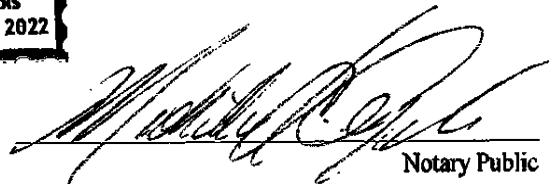

Anna Plachta

The date of this deed of conveyance is June 20, 2019.

State of Illinois, County of Cook. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Anna Plachta 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 6.19.2019




Notary Public

EMERGENCY NATIONAL TITLE CH19014153
3/4

| REAL ESTATE TRANSFER TAX | | 27-Jun-2019 | |
|--------------------------|--------|-------------|--------|
| COUNTY: | 132.50 | ILLINOIS: | 265.00 |
| TOTAL: | 397.50 | | |

14-21-112-015-1011 | 20190601608375 | 0-317-048-928

| REAL ESTATE TRANSFER TAX | | 27-Jun-2019 | |
|--------------------------|------------|-------------|--------|
| CHICAGO: | 1,987.50 | CTA: | 795.00 |
| TOTAL: | 2,782.50 * | | |

14-21-112-015-1011 | 20190601608375 | 0-360-040-544
* Total does not include any applicable penalty or interest due.

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LEGAL DESCRIPTION

For the premises commonly known as: 536 W Cornelia Ave Apt 2S

Chicago Illinois 60657-2747

Legal Description:

UNIT 536-2 AND P-2 SOUTH IN THE CORNELIA PLACE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 5 IN PLOTKE AND GROSBY'S RESUBDIVISION OF THE WESTERLY 278 FEET OF BLOCK 2 OF BAIRD AND WARNER'S SUBDIVISION OF BLOCK 12 OF HUNDLEY'S SUBDIVISION OF LOTS 3 TO 21 AND 33 TO 37 INCLUSIVE, IN PINE GROVE, A SUBDIVISION OF FRACTIONAL SECTION 21, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, TOGETHER WITH VACATED ALLEYS IN SAID BLOCK AND THE TRACT OF LAND LYING EAST OF AND ADJOINING SAID BLOCK 12 AND WESTERLY OF THE WESTERLY LINE OF THE NORTH SHORE DRIVE (EXCEPT STREET PREVIOUSLY DEDICATED), IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NO. 0323710056, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

| | | |
|--|---|--|
| <p>This instrument was prepared by: Michelle Grayzeck Grayzeck Law Group P.C. 5635 West Windsor Avenue Chicago, IL 60630</p> | <p>Send subsequent tax bills to: Chandler M Clark 536 W. Cornelia Ave #2S Chicago, IL 60657</p> | <p>Recorder-mail recorded document to: Julie Lehrman Julie Levin Lehrman 441 Westgate Rd Deefield Illinois 60015</p> |
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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois Corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Date: 6/19/19

Signature: [Handwritten Signature]
Grantor or Agent

SUBSCRIBED and SWORN to before me on 6/19/19.



[Handwritten Signature]
Notary Public

The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Date: _____

Signature: _____
Grantee

SUBSCRIBED and SWORN to before me on _____.

Notary Public

NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and a Class A misdemeanor for subsequent offenses.

[Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Act.]

Property of Cook County Clerk's Office