

UNOFFICIAL COPY

Doc#: 1923146033 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 08/19/2019 08:59 AM Pg: 1 of 2

Fidelity National Title
SC190185A1 1 OF 2
Warranty Deed

Dec ID 20190801659945
ST/CO Stamp 2-119-498-848 ST Tax \$342.00 CO Tax \$171.00
City Stamp 1-317-395-552 City Tax: \$3,591.00

ILLINOIS

Above Space for Recorder's Use Only

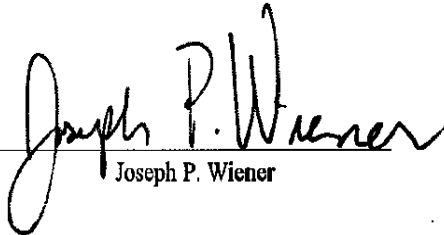
THE GRANTORS Joseph P. Wiener and Heather A. Eidson of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable considerations in hand paid, CONVEY and WARRANT to Alexandra Bernardi and Cesar Lopez, Wife and Husband, as Tenants by the Entirety, of 4527 N. Wolcott Ave., Chicago, Illinois, 60640 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: 14-17-115-036-1011

Address of Real Estate: 1351 W. Wilson Av, #2, Chicago, Illinois, 60640

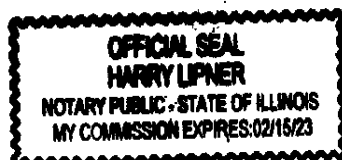
The date of this deed of conveyance is 08/15/2019.



Joseph P. Wiener


Heather A. Eidson

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 Joseph P. Wiener and Heather A. Eidson 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 08/15/2019.




Notary Public

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LEGAL DESCRIPTION

For the premises commonly known as: 1351 W. Wilson Ave., #2

Chicago Illinois 60640



Legal Description:


UNIT NUMBER 1351-2 IN THE 4550 BEACON STREET CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOTS 241 AND 242 (EXCEPT THAT PART OF LOT 242 DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 242 AND RUNNING THENCE EASTERLY ALONG THE SOUTH LINE OF SAID LOT 242, A DISTANCE 31.25 FEET; THENCE NORTHERLY ALONG A LINE FORMING AN ANGLE OF 92 DEGREES 34 MINUTES, AS MEASURED FROM EAST TO NORTH, WITH THE SOUTH LINE OF SAID LOT 242, A DISTANCE OF 8.12 FEET; THENCE WESTERLY A DISTANCE OF 31.27 FEET TO A POINT ON THE WEST LINE OF SAID LOT 242, SAID POINT BEING 6.50 FEET NORTH OF THE POINT OF BEGINNING; THENCE SOUTHERLY 6.50 FEET TO THE POINT OF BEGINNING),

ALL IN SHERIDAN DRIVE SUBDIVISION, BEING A SUBDIVISION OF THE NORTH 3/4 OF THE EAST 1/2 OF THE NORTHWEST OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, TOGETHER WITH THAT PART OF THE WEST 1/2 OF SAID NORTHWEST 1/4 SECTION, WHICH LIES NORTH OF THE SOUTH 800.0 FEET THEREOF AND EAST OF GREEN BAY ROAD, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED MAY 20, 2004 AS DOCUMENT NUMBER 0414134112; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

REAL ESTATE TRANSFER TAX		15-Aug-2019	
	COUNTY:		171.00
	ILLINOIS:		342.00
	TOTAL:		513.00
14-17-115-036-1011 20190801659945 2-119-498-848			

REAL ESTATE TRANSFER TAX		15-Aug-2019	
	CHICAGO:		2,565.00
	CTA		1,026.00
	TOTAL:		3,591.00 *
14-17-115-036-1011 20190801659945 1-317-395-552			
* Total does not include any applicable penalty or interest due.			

This instrument was prepared by:
 Harry Lipner, Esq.
 Harry Lipner & Associates, Ltd.
 1103 Arbor Ln
 Glenview, IL 60025

Send subsequent tax bills to:
 Alexandra Bernardi
 1351 W. Wilson Ave., #2
 Chicago Illinois 60640

Recorder-mail recorded document to:
 Erica Crohn Minchella, Esq.
 Minchella & Associates, Ltd.
 7538 St. Louis Avenue
 Skokie, IL 6007