



UNOFFICIAL COPY

Near North National Title
222 N. LaSalle
Chicago, IL 60601

WARRANTY DEED
ILLINOIS STATUTORY



1924113096D

Doc# 1924113096 Fee \$88.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 08/29/2019 11:51 AM PG: 1 OF 3

AP 1906989

THE GRANTOR, SHEILA J. CROSS, Trustee of the SHEILA J. CROSS TRUST, of the City of CHICAGO, County of Cook, State of Illinois for and in consideration of ten dollars, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to RUSSELL VAN GORP and HANNAH EVERETT, *as husband and wife, as Trustees of EMT Realty*, of 1255 N. SANDBURG TERR, CHICAGO, Illinois, of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Exhibit "A" attached hereto and made a part hereof

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, terms and provisions of the Declaration of Condominium/Covenants, Conditions and Restrictions ("Declaration/CCRs") and all amendments; public and utility easements including any easements established by or implied from the Declaration/CCRs or amendments thereto; party wall rights and agreements; limitations and conditions imposed by the Governing Law; installments due after the date of Closing of general assessments established pursuant to the Declaration/CCRs

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

Permanent Real Estate Index Number(s): 14-29-216-042-1001

Address(es) of Real Estate: 2940 N. SHEFFIELD AVE. #1N, CHICAGO, IL 60657

Dated this 1ST day of AUGUST, 20 19

Sheila J. Cross
SHEILA J. CROSS, Trustee

S ✓
P 3
S 1
M -
SC -
E ✓
MT ✓

REAL ESTATE TRANSFER TAX

28-Aug-2019



CHICAGO: 5,287.50
CTA: 2,115.00
TOTAL: 7,402.50 *

REAL ESTATE TRANSFER TAX

28-Aug-2019



COUNTY: 352.50
ILLINOIS: 705.00
TOTAL: 1,057.50

14-29-216-042-1001 | 20190701644965 | 1-778-819-680

14-29-216-042-1001 | 20190701644965 | 0-675-713-632

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

UNOFFICIAL COPY

STATE OF ILLINOIS, COUNTY OF Cook _____ ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT SHEILA J. CROSS personally known to me to be the same person whose name are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her 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 1ST day of AUGUST, 20 19 .



(Notary Public)

Prepared by:

Law Offices of Jonathan M. Aven, Ltd.
180 N. Michigan Ave., Suite 2105
Chicago, IL 60601

Mail to:

~~MICHAEL T. GASIOR
3701 ALGONQUIN RD. #720
ROLLING MEADOWS, IL 60008~~

SAME

Name and Address of Taxpayer:

RUSSELL VAN GORP and HANNAH
EVERETT
2940 N. SHEFFIELD AVE. #1N
CHICAGO, IL 60657

Property of Cook County Clerk's Office

UNOFFICIAL COPY

Legal Description

Commitment Number: AP1906989

Parcel 1: Unit 1-N, together with an undivided percentage interest in the common elements in the 2940 North Sheffield Condominium, as delineated and defined in the Declaration recorded as document number 0419010029, as amended from time to time, in the East 1/2 of Section 29, Township 40 North, Range 14 East of the Third Principal Meridian in Cook County, Illinois.

Parcel 2: The exclusive right to the use of parking space PG-3 and P-6, limited common elements, as delineated on the Survey attached to the Declaration recorded as document number 0419010029, aforesaid.

End of Schedule A

Property of Cook County Clerk's Office

This page is only a part of a 2016 ALTA® Commitment for Title Insurance issued by First American Title Insurance Company. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I - Requirements; and Schedule B, Part II - Exceptions; and a counter-signature by the Company or its issuing agent that may be in electronic form.

Copyright 2006 - 2016 American Land Title Association. All rights reserved.

The use of this Form (or any derivative thereof) is restricted to ALTA licensees and ALTA members in good standing as of the date of use. All other uses are prohibited. Reprinted under license from the American Land Title Association.

