

UNOFFICIAL COPY

Doc#: 1925434008 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 09/11/2019 09:13 AM Pg: 1 of 3

Dec ID 20190901679171
ST/CO Stamp 0-141-265-504 ST Tax \$195.00 CO Tax \$97.50
City Stamp 1-270-942-304 City Tax: \$2,047.50

WARRANTY DEED ILLINOIS STATUTORY

(Individuals to Individual)

(The Above Space for Recorder's Use Only)


THE GRANTORS Aaron Ruengpinyophun and Brooke Ruengpinyophun, husband and wife, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEY AND WARRANT to Jennifer Palmer, of, 2296 N. Oakley, Chicago, IL 60618, all interest in the following described Real Estate situated in the County of Cook and State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Permanent Index Number(s): 13-13-129-039-1022



Property Address: 4401 N. Sacramento Ave., Unit 1, Chicago, IL 60625

SUBJECT TO: Covenants, conditions and restrictions of record, private and utility easements and roads and highways, general taxes for the year 2019 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s)

REAL ESTATE TRANSFER TAX		06-Sep-2019
	CHICAGO:	1,462.50
	CTA:	585.00
	TOTAL:	2,047.50 *

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

REAL ESTATE TRANSFER TAX		06-Sep-2019
	COUNTY:	97.50
	ILLINOIS:	195.00
	TOTAL:	292.50

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FIDELITY NATIONAL TITLE DC19020637

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Dated this 19 day of Aug, 2019.

[Signature] (Seal)
 Aaron Ruengpinyophun

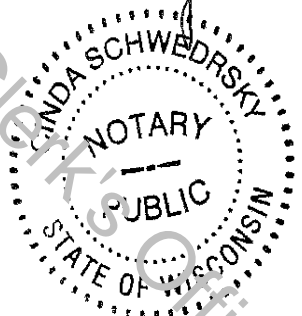
[Signature] (Seal)
 Brooke Ruengpinyophun

STATE OF Wisconsin)
) SS,
 COUNTY OF Dane)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY Aaron Ruengpinyophun and Brooke Ruengpinyophun personally known to me to be the same people whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered in the 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 notarial seal, this Dated this 19th day of August, 2019

[Signature]
 Notary Public



THIS INSTRUMENT PREPARED BY
 Law Office of Niko G. Marneris, P.C.
 10661 S. Roberts Road, Suite 107
 Palos Hills, IL 60465

MAIL TO:

Anesi, Ozmon, Rodin, Novak & Kohen Ltd.
 161 North Clark Street, Suite 2100
 Chicago, IL 60601

SEND SUBSEQUENT TAX BILLS TO:

Jennifer Palmer
 4401 N. Sacramento Ave., Unit 1
 Chicago, IL 60625

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EXHIBIT A LEGAL DESCRIPTION

UNIT 4401-1 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN RAVENSWOOD POINTE CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 98022258, IN THE NORTH 1/2 SECTION 13, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY ILLINOIS.

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Property of Cook County Clerk's Office