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1926313086D

Doc# 1926313086 Fee \$88.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 09/20/2019 12:11 PM PG: 1 OF 4

1/2
739854

Warranty Deed Illinois Statutory

Citywide Title Corporation
850 W. Jackson Blvd., Ste. 320
Chicago, IL 60607

Property of Cook County Clerk's Office

THE GRANTOR(S), Gary H. Taylor, a single man, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to David Nickerson an Unmarried man, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit,:

UNIT 1425-2A TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN ELMDALE AVENUE CONDOMINIUMS AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0711716078, IN THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 5, TOWNSHIP 40 NORTH RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: covenants, conditions and restrictions of record, public and utility easements, general real estate taxes not yet due and payable at the time of Closing.

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): 14-05-301-031-1003
Address(es) of Real Estate: 1425 W. Elmdale, Unit 2A, Chicago, Illinois 60660

Dated this 15th day of August, 2019

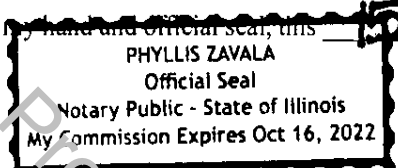
Gary H. Taylor
Gary H. Taylor

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STATE OF ILLINOIS, COUNTY OF COOK ss

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Gary H. Taylor personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 15 day of August, 2019

[Signature] (Notary Public)

Prepared By: Lisa M. Raimondi
Raimondi Law Group, Ltd.
15774 S. LaGrange Road, #161
Orland Park, Illinois 60462

Mail To:

David Nickerson
1425 W. Elmdale #2A
Chicago, IL 60660

Name & Address of Taxpayer:

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REAL ESTATE TRANSFER TAX

05-Sep-2019



CHICAGO:

1,762.50

CTA:

705.00

TOTAL:

2,467.50 *

14-05-301-031-1003 | 20190801673050 | 1-256-551-008

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

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REAL ESTATE TRANSFER TAX

05-Sep-2019



COUNTY:	117.50
ILLINOIS:	235.00
TOTAL:	352.50

14-05-301-031-1003

| 20190801673050 |

1-321-267-808