

# UNOFFICIAL COPY

Doc#: 1928208060 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 10/09/2019 09:36 AM Pg: 1 of 3

Dec ID 20191001611064  
ST/CO Stamp 1-118-410-336 ST Tax \$295.00 CO Tax \$147.50  
City Stamp 0-888-968-800 City Tax: \$3,097.50

## WARRANTY DEED ILLINOIS STATUTORY

(The Above Space for Recorder's Use Only)

THE GRANTORS Michael Eslinger and Kathleen Eslinger, 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 Steven Fanuke of 1333 S California Ave, Chicago, IL 60608, an UNMARRIED MAN, in fee simple forever, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"  
Permanent Index Number(s): 17-20-128-028-1330 and 17-20-128-028-1005


Property Address: 1550 S Blue Island Ave, Unit 404 Chicago, IL 60608 along with PARKING UNIT 101

**SUBJECT TO:** Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois, 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.

Dated this 10 day of Sept, 2019.



Michael J. Eslinger  
Michael Eslinger

Kathleen Eslinger  
Kathleen Eslinger

REAL ESTATE TRANSFER TAX		07-Oct-2019
	CHICAGO:	2,212.50
	CTA:	885.00
	TOTAL:	3,097.50 *

17-20-128-028-1005 | 20191001611064 | 0-888-968-800

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

REAL ESTATE TRANSFER TAX		07-Oct-2019
	COUNTY:	147.50
	ILLINOIS:	295.00
	TOTAL:	442.50

17-20-128-028-1005 | 20191001611064 | 1-118-410-336

File # 4-14-5946

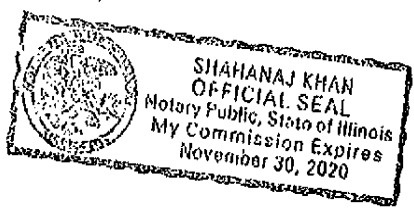
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STATE OF ILLINOIS )  
 ) SS,  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Michael Eslinger and Kathleen Eslinger, 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 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 13 day of Sept 2019.

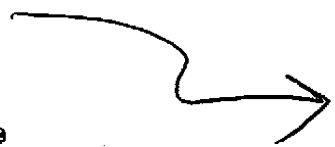
*Shahanaj Khan*  
\_\_\_\_\_  
Notary Public



THIS INSTRUMENT PREPARED BY  
A. Imran Khan, Attorney-at-Law  
17W220 West 22nd Street, Suite 250  
Oakbrook Terrace, IL 60181

MAIL TO:

~~Marc W. Sargis~~  
~~7366 Lincoln Ave~~  
~~Unit 408~~  
~~Lincolnwood, IL 60712~~



SEND SUBSEQUENT TAX BILLS TO:

Steven Fanuke  
1550 S Blue Island Ave  
Unit 404  
Chicago, IL 60608

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**Exhibit "A"**  
**Property Description**

UNIT 404 AND PARKING UNIT 101 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN UNIVERSITY STATION CONDOMINIUMS AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0635215068 AND AS AMENDED IN THE NORTHWEST QUARTER OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office