

UNOFFICIAL COPY

Warranty Deed

Doc#: 1929444036 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 10/21/2019 12:30 PM Pg: 1 of 3

Dec ID 20191001615525
ST/CO Stamp 0-964-828-768 ST Tax \$255.00 CO Tax \$127.50
City Stamp 1-794-748-000 City Tax: \$2,677.50

Above Space for Recorder's Use Only

THE GRANTORS, **TIMOTHY AND SARAH WHALEN**, husband and wife, of the City of Chicago, State of Illinois, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable consideration in hand paid, CONVEY AND WARRANT TO GRANTEEES, **SCOTT AND STEPHANIE PELLETIER**, husband and wife, of the City of Chicago, State of Illinois, not as tenants in common or as joint tenants but as tenants by the entirety, the following described Real Estate situated in the City of Chicago, County of Cook, State of Illinois, to wit:

SEE ATTACHED EXHIBIT A


SUBJECT TO: General real estate taxes for 2019 and subsequent years; covenants, conditions and restrictions of record; building lines and easements, if any; and public and utility easements;

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


Permanent Real Estate Tax Number: 14-17-107-042-1003

Address of Real Estate: 1457 W. Leland Ave. #3, Chicago, Illinois 60640

Dated: October 11, 2019



Timothy Whalen

NAT 19-61284
1002


Sarah Whalen

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STATE OF ILLINOIS)
)
COUNTY OF COOK) SS

I, the undersigned, a Notary Public in and for said County and State, DO HEREBY CERTIFY that **TIMOTHY AND SARAH WHALEN**, personally known to me to be the same individuals whose names are subscribed to the foregoing instrument, appeared before me this 11th day of OCTOBER, 2019, 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 on OCTOBER 11th, 2019:

Christopher Gottschalk
Notary Public

My Commission expires: 04-22-2023



Prepared By:
Collins & Burton, Ltd.
1300 W. Belmont Ave., Ste. 405
Chicago, Illinois 60657

Grantees Address
After Recording Return to: and
Scott & Stephane Belletier
1457 W. Leland Ave #3
Chicago, IL 60640

Send Subsequent Tax Bills to:

COOK County Clerk's Office

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Exhibit A

Legal Description

PARCEL 1:

UNIT 1457-3 IN THE LELAND PARKVIEW CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY: THE WESTERLY 46 FEET (AS MEASURED ALONG THE SOUTHERLY LINE) OF LOT 299 IN SHERIDAN DRIVE SUBDIVISION IN THE NORTHWEST 1/4 OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0720115064, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE STORAGE SPACE S-1457-3, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 0720115064.

Property of Cook County Clerk's Office