

# UNOFFICIAL COPY

## WARRANTY DEED

THE GRANTOR,  
Brian J. Gustavson  
a single man,

of the City of Chicago, County of Cook,  
State of Illinois,

For and in consideration of the sum of  
TEN DOLLARS, and other good and  
valuable consideration in hand paid,

CONVEY and WARRANT to  
Joanna Foulk and Dant Thomas Foulk,  
~~a single woman~~, as tenants by entirety

\_\_\_\_\_

the following described Real Estate situated in the County of Cook, in the State of Illinois, to  
wit:

*see attached*

PARCEL 1: UNIT NUMBER 4 IN THE 319 W. ERIE CONDOMINIUM, AS DELINEATED  
ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOTS 2, 3 AND 4 IN MARTIN'S SUBDIVISION OF BLOCK 14 AND THE WEST 1/2 OF  
BLOCK 12 IN BUTLER, WRIGHT AND WEBSTER'S ADDITION TO CHICAGO IN  
SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL  
MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF  
CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0624110074; TOGETHER WITH  
ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK  
COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACES P-3, P-11 AND  
P-12, AS LIMITED COMMON ELEMENTS AS DELINEATED ON THE PLAT OF  
SURVEY RECORDED AUGUST 29, 2006 AS DOCUMENT 0624110074, IN COOK  
COUNTY, ILLINOIS.

STREET ADDRESS: 319 W. Erie Street, PH, Chicago, IL 60654

PERMANENT TAX INDEX NUMBER: 17-09-222-021-1007



\*1934613071D\*

Doc# 1934613071 Fee \$88.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 12/12/2019 12:58 PM PG: 1 OF 4

Old Republic Title  
9601 Southwest Highway  
Oak Lawn, IL 60453

S Y  
P 4  
S      
M X  
SC      
E X  
INT AB


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Subject only to the following permitted exceptions, provided none of which shall materially restrict the reasonable use of the premises as a residence: (a) general real estate taxes not due and payable at the time of Closing; (b) applicable zoning, building laws and ordinances; (c) the limitations and conditions imposed by the Condominium Property Act; (d) the limitations and conditions imposed by the Municipal Code of Chicago; (e) the covenants, conditions, restrictions and building lines of record; (f) the Condominium Declaration, including all amendments and exhibits thereto; (g) acts done or suffered by Purchaser or anyone claiming by, through or under Purchaser; (h) encroachments, if any, as shown on the Plat of Survey attached to the Declaration; (i) public utility easements; (j) private easements, although Purchaser shall not take the property subject to any private easements not established by the Declaration; (k) installments due after the date of closing for assessments established pursuant to the Condominium Declaration.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises as forever.



DATED this 14 day of November, 2019.

  
 \_\_\_\_\_  
 Brian J. Gustavson

REAL ESTATE TRANSFER TAX		03-Dec-2019
	CHICAGO:	14,418.75
	CTA:	5,767.50
	<b>TOTAL:</b>	<b>20,186.25 *</b>

17-09-222-021-1007 | 20191101652031 | 0-968-800-608

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

REAL ESTATE TRANSFER TAX		06-Dec-2019
	COUNTY:	961.25
	ILLINOIS:	1,922.50
	<b>TOTAL:</b>	<b>2,883.75</b>

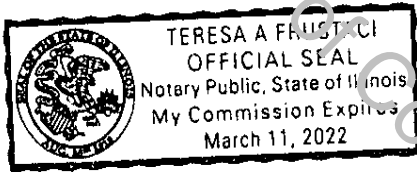
17-09-222-021-1007 | 20191101652031 | 0-141-588-832

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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, DO HEREBY CERTIFY Brian J. Gustavson, personally known to me to be the same person whose names 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 19 day of November 2019.



*Teresa A. Frustraci*  
\_\_\_\_\_  
Notary Public

The Notary Public aforesaid is an attorney-at-law or an employee of an attorney-at-law and is therefore exempt from recording a Notarial Record pursuant to Section 3-102(d) of the Illinois Notary Public Act.

My commission expires: 3/11/22

**This instrument prepared by:**  
Leo G. Aubel  
Howard & Howard Attorneys PLLC  
200 S. Michigan Ave., Suite 1100  
Chicago, IL 60604-2461

**Send subsequent tax bills to:**  
Joanna Foulk  
319 W. Erie Street, PH  
Chicago, IL 60654

**Mail to:**  
Joanna Foulk  
319 W Erie PH  
Chicago IL, 60654

OR RECORDER'S OFFICE BOX NO. \_\_\_\_\_

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## LEGAL DESCRIPTION

PARCEL 1: UNIT NUMBER 4 IN THE 319 W. ERIE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOTS 2, 3 AND 4 IN MARTIN'S SUBDIVISION OF BLOCK 14 AND THE WEST 1/2 OF BLOCK 12 IN BUTLER, WRIGHT AND WEBSTER'S ADDITION TO CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0624110074; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACES P-3, P-11 AND P-12 , EAST ROOF TERRACE, WEST ROOF TERRACE, AND STORAGE UNIT S-6, AS LIMITED COMMON ELEMENTS, AS DELINEATED ON THE PLAT OF SURVEY RECORDED AUGUST 29, 2006 AS DOCUMENT 0624110074, IN COOK COUNTY, ILLINOIS.

Address commonly known as:  
319 W Erie St PH  
Chicago, IL 60654

PIN#: 17-09-222-021-1007

Property of Cook County Clerk's Office