

# UNOFFICIAL COPY

Doc#: 2001055072 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 01/10/2020 10:35 AM Pg: 1 of 4

Dec ID 20200101683875  
ST/CO Stamp 1-022-123-360 ST Tax \$223.00 CO Tax \$111.50  
City Stamp 0-485-252-448 City Tax: \$2,341.50

## WARRANTY DEED ILLINOIS STATUTORY

### THE GRANTOR (NAME AND ADDRESS)

William Jan Martin and Cheryl Ann Martin,  
as trustees of the Martin Family Trust dated  
September 30, 2015  
12040 Rambling Road  
Homer Glen, IL 60491

(The Above Space for Recorder's Use Only)

THE GRANTOR William Jan Martin and Cheryl Ann Martin as trustees of the Martin Family Trust dated September 30, 2015 for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS AND WARRANTS to Oleh Mykolyshyn, a Single Man, of 1810 Elmwood Drive, Chicago, IL 60613, 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): 14-21-310-071-1007

Property Address: 434 W. Aldine Avenue Unit 2A, Chicago, IL 60657

**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.

1 of 2  
NAT  
19-20275-11

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Dated this 3 day of JAN, ~~2019~~ 2020

William J Martin

William Jan Martin, as trustee of the Martin Family Trust dated September 30, 2015

STATE OF ILLINOIS            )  
  ) SS,  
COUNTY OF COOK            )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT William Jan Martin personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered in the 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 notarial seal this 3 day of January ~~2019~~ 2020.



J Albrecht  
Notary Public

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Dated this 20 day of January, ~~2019~~ 2020

Cheryl Ann Martin

Cheryl Ann Martin, as trustee of the Martin Family Trust dated September 30, 2015

STATE OF ILLINOIS            )  
  ) SS,  
COUNTY OF COOK            )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Cheryl Ann Martin personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered in the instrument as her 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 20 day of January, ~~2019~~ 2020



Mary Gawlak  
Notary Public

THIS INSTRUMENT PREPARED BY  
Courtright Law, LLC  
P.O. Box 692  
Palos Heights, IL 60463

MAIL TO:

Robert Molloy

MAIL TO:  
SEND SUBSEQUENT TAX BILLS TO:

Oleh Mykolysyn  
434 W. Aldine Avenue Unit 2A  
Chicago, IL 60657

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## EXHIBIT A LEGAL DESCRIPTION

PARCEL 1: UNIT 2A IN 434 WEST ALDINE AVENUE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THE EAST 15 FEET OF LOT 28, ALL OF LOT 29 AND THAT PART OF LOT 30 LYING WEST OF A LINE DESCRIBED AS COMMENCING AT A POINT ON THE NORTH LINE OF SAID LOT, 4.83 FEET WEST OF THE NORTHEAST CORNER THEREOF; THENCE SOUTH ALONG A LINE PARALLEL WITH THE EAST LINE OF SAID LOT, 50 FEET; THENCE SOUTH TO A POINT ON THE SOUTH LINE OF SAID L, 4.96 FEET WEST OF THE SOUTHEAST CORNER THEREOF, ALL IN BLOCK 3 IN LAKE SHORE SUBDIVISION OF LOTS 24, 25, AND 26 IN PINE GROVE, BEING A SUBDIVISION OF FRACTIONAL SECTION 21, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 26271132 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: EASEMENT FOR INGRESS AND EGRESS OVER THE WEST 10 FEET OF THE EAST 20 FEET OF THE SOUTH 136 OF LOT 28 FOR THE BENEFIT OF PARCEL 1 AS CREATED BY GRANT RECORDED NOVEMBER 18, 1914 AS DOCUMENT 5533731.

PARCEL 3: THE EXCLUSIVE RIGHT TO USE STORAGE LOCKER S-2A, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE FIRST AMENDMENT AFORESAID RECORDED AS DOCUMENT 95196765.