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Doc#: 2007308561 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 03/13/2020 01:36 PM Pg: 1 of 3

WARRANTY DEED STATE OF ILLINOIS

Dec ID 20200201616888
ST/CO Stamp 0-129-679-200 ST Tax \$1,075.00 CO Tax \$537.50
City Stamp 1-884-913-504 City Tax: \$11,287.50

Above Space for Recorder's Use Only

THE GRANTOR, MICHAEL EMMERT, A WIDOWED MAN, OF THE CITY OF CHICAGO, COUNTY OF COOK, STATE OF ILLINOIS, FOR AND IN CONSIDERATION OF TEN DOLLARS (\$10.00) AND OTHER GOOD AND VALUABLE CONSIDERATION IN HAND PAID,

CONVEYS AND WARRANTS TO MENDY L. POZIN AND JILL B. POZIN, *husband and wife*
tenants in common but as tenants by the entirety

THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE COUNTY OF COOK, STATE OF ILLINOIS, TO WIT:

SEE ATTACHED LEGAL DESCRIPTION.

PROPERTY ADDRESS: 1418 N. LAKE SHORE DR. UNIT 15, CHICAGO, IL 60610

PERMANENT INDEX NUMBER(S): 17-03-103-029-1014

SUBJECT TO: GENERAL REAL ESTATE TAXES FOR THE YEAR 2020 AND SUBSEQUENT YEARS; BUILDING LINES AND USE OR OCCUPANCY RESTRICTIONS, COVENANTS AND CONDITIONS OF RECORD; ZONING LAWS AND ORDINANCES; EASEMENT FOR PUBLIC UTILITIES; ACTS OF THE GRANTEE; AND HEREBY RELEASING AND WAIVING ALL RIGHTS UNDER AND BY VIRTUE OF THE HOMESTEAD EXEMPTION LAWS OF THE STATE OF ILLINOIS.

THE DATE OF THIS DEED OF CONVEYANCE IS: March 5, 2020

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Michael Emmert

(SEAL)

MICHAEL EMMERT

STATE OF ILLINOIS)
) SS:
COUNTY OF COOK)

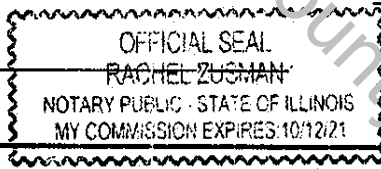
I, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY, IN THE STATE AFORESAID, DO HEREBY CERTIFY THAT **MICHAEL EMMERT**, IS PERSONALLY KNOWN TO ME TO BE THE SAME PERSON WHOSE NAME SELLER SUBSCRIBED TO THE FOREGOING INSTRUMENT, APPEARED BEFORE ME THIS DAY IN PERSON, AND ACKNOWLEDGED THAT SELLER SIGNED, SEALED AND DELIVERED THE SAID INSTRUMENT AS SELLER'S 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 5 DAY OF MARCH, 2020.

Rachel Zusman

NOTARY PUBLIC

MY COMMISSION EXPIRES:



<p>This Instrument was Prepared By:</p> <p>Ryan Law Group, Ltd. 1121 West Wrightwood Chicago, Illinois 60614</p>	<p>Send Subsequent Tax Bills to:</p> <p>Mendy L. Pozin and Jill B. Pozin 1418 N. Lake Shore Dr. Unit 15, Chicago, IL 60610</p>	<p>After Recording Mail To:</p> <p><i>David Fintz</i> <i>33 W. LaSalle #3000</i> <i>Chicago, IL 60604</i></p>
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EXHIBIT A LEGAL DESCRIPTION

Order No.: 20GSC017231NA

For APN/Parcel ID(s): 17-03-103-029-1014

PARCEL 1:

UNIT NUMBER 15 IN 1418 NORTH LAKE SHORE DRIVE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 7 AND 8 (EXCEPT THE NORTH 5 FEET) IN POTTER PALMER'S SUBDIVISION OF LOTS 1 TO 22 INCLUSIVE IN BLOCK 4 IN THE CATHOLIC BISHOP OF CHICAGO'S LAKE SHORE DRIVE ADDITION, A SUBDIVISION IN SECTION 3, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT 'D' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 27057167 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE NON-EXCLUSIVE RIGHT TO THE USE OF PARKING SPACES 1 TO 12, BOTH INCLUSIVE, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID, RECORDED AS DOCUMENT NUMBER 27057167; SAID NON-EXCLUSIVE RIGHT BEING KNOWN AS NUMBER 4 OF 12.

County Clerk's Office