

UNOFFICIAL COPY

Doc#: 2009803276 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 04/07/2020 01:25 PM Pg: 1 of 4

Dec ID 20200301649248
ST/CO Stamp 1-718-911-200 ST Tax \$295.00 CO Tax \$147.50
City Stamp 0-817-488-096 City Tax: \$3,097.50

WARRANTY DEED ILLINOIS STATUTORY

(Individuals to Individual)

(The Above Space for Recorder's Use Only)

THE GRANTORS Jenna Chandler, an unmarried woman, and Christopher A. Catino, an unmarried man, of the City of Chicago, County of Cook, State of Illinois, 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 Chris Johnson, A single man of 1339 W. Harlem #6 Oak Park IL, all interest in the following described Real Estate situated in the County of Cook and State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Permanent Index Number(s): 14-30-116-025-1031

Property Address: 2355 West River Loft Court, Unit 32, Chicago, IL 60618

SUBJECT TO: Covenants, conditions and restrictions of record, private and utility easements and roads and highways, general taxes for the year 2019 second installment and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s).

FIDELITY NATIONAL TITLE

0010005339

1 of 1

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Dated this 25th day of March, 2020.

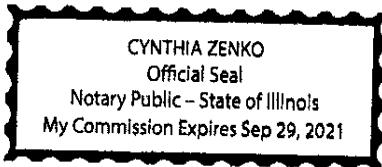
Jenna Chandler (Seal)
Jenna Chandler

Christopher A. Catino (Seal)
Christopher A. Catino

STATE OF ILLINOIS)
) SS,
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY Jenna Chandler and Christopher A. Catino personally known to me to be the same people whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered 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 Dated this 25th day of March, 2020.



Cynthia Zenko
Notary Public

THIS INSTRUMENT PREPARED BY
Marnieris Law, P.C.
10661 S. Roberts Road, Suite 107
Palos Hills, IL 60465

MAIL TO:

Norgle & O'Leary
120 S. State St., Ste. 200
Chicago, IL 60603

SEND SUBSEQUENT TAX BILLS TO:

Chris Johnson
2355 West River Loft Court, Unit 32
Chicago, IL 60618

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EXHIBIT A

Order No.: OC20005339

For APN/Parcel ID(s): 14-30-116-025-1031

For Tax Map ID(s): 14-30-116-025-1031

PARCEL 1:

UNIT 32 IN THE RIVER WALK TOWN HOMES CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: CERTAIN PARTS OF THE LOTS IN BLOCK 9, IN CLYBOURN AVE. UNIT ADDITION TO LAKEVIEW AND CHICAGO, IN SECTION 30, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 00721016, AND AS AMENDED TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF THE DRIVEWAY FOR THE BENEFIT OF UNIT 32, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 00721016.



PARCEL 3:

A NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS, USE AND ENJOYMENT UPON THE PROPERTY AS DEFINED, DESCRIBED AND DECLARED IN THE DECLARATION OF EASEMENTS COVENANTS RECORDED AS DOCUMENT NUMBER 00170099 AND AS AMENDED.

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Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX

	30-Mar-2020
 COUNTY:	147.50
 ILLINOIS:	295.00
TOTAL:	442.50
14-30-116-025-1031 20200301649248 1-718-911-200	

REAL ESTATE TRANSFER TAX

	30-Mar-2020
 CHICAGO:	2,212.50
CTA:	885.00
TOTAL:	3,097.50 *
14-30-116-025-1031 20200301649248 0-817-488-096	

Total does not include any applicable penalty or interest due.