

# UNOFFICIAL COPY

## Warranty Deed

ILLINOIS

Doc#: 2010807247 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 04/17/2020 12:14 PM Pg: 1 of 4

Dec ID 20200401653363  
ST/CO Stamp 0-179-167-456 ST Tax \$193.00 CO Tax \$96.50  
City Stamp 0-019-853-536 City Tax: \$2,026.50

*Above Space for Recorder's Use Only*

*married*  
THE GRANTOR(S) William T. Madden of the Village of Tinley Park, County of Cook, State of Illinois for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable considerations in hand paid, CONVEY(s) and WARRANT(s) to *(Name and Address of Grantee-s)* Aaron Lam of 3030 S Lowe Avenue, Chicago, Illinois, 60616 the following described Real Estate situated in the County of Cook in the State of Illinois to wit: *(See page 2 for legal description attached here to and made part hereof .)*, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: General taxes for 2019 and subsequent years; Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number(s): 17-32-402-026-1019, 17-32-402-026-1073

Address(es) of Real Estate: 974 W 35Th Pl Chicago Illinois 60609

The date of this deed of conveyance is dated this 31 day of March, 2020.


  
\_\_\_\_\_  
William T. Madden

*\*subject property is NOT homestead as to the grantor and his spouse*

State of Illinois, County of Cook. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that William T. Madden personally known to me to be the same person(s) whose name(s) is(are) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her(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 dated this 31 day of March, 2020.

**FIDELITY NATIONAL TITLE**  
**OC20003822**

  
\_\_\_\_\_  
Notary Public

"OFFICIAL SEAL"  
DANIEL J FARRELL  
NOTARY PUBLIC, STATE OF ILLINOIS  
MY COMMISSION EXPIRES 1/28/2023

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## LEGAL DESCRIPTION

For the premises commonly known as: 974 W 35Th Pl  
Chicago, Illinois 60609

**Legal Description:**

PARCEL 1: UNIT 308 AND PARKING SPACE 13 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN MORGAN LOFTS CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 0701015044, IN THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 32, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF STORAGE SPACE 308, LIMITED COMMON ELEMENTS AS DELINEATED ON A SURVEY TO CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0701015044.

Property of Cook County Clerk's Office

<p>This instrument was prepared by: Daniel Farrell Law Offices of Farrell &amp; Farrell 4550 W. 103rd St. Oak Lawn, IL 60453</p>	<p>Send subsequent tax bills to: Aaron Lam 3030 S Lowe Avenue Chicago Illinois 60609</p>	<p>Mail recorded document to: Aaron Lam 3030 S Lowe Avenue Chicago Illinois 60609</p>
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**REAL ESTATE TRANSFER TAX** 08-Apr-2020

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<b>CHICAGO:</b>	1,447.50
<b>STA:</b>	579.00
<b>TOTAL:</b>	2,026.50 *



17-32-402-026-1019 | 20200401653363 | 0-019-853-536

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

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**REAL ESTATE TRANSFER TAX**

08-Apr-2020



<b>COUNTY:</b>	96.50
<b>ILLINOIS:</b>	193.00
<b>TOTAL:</b>	289.50

17-32-402-026-1019

20200401653363 | 0-179-167-456