

UNOFFICIAL COPY

Doc#: 2014807172 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 05/27/2020 10:48 AM Pg: 1 of 2

Dec ID 20200401670535
ST/CO Stamp 1-359-013-088 ST Tax \$515.00 CO Tax \$257.50
City Stamp 0-744-920-288 City Tax: \$5,407.50

WARRANTY DEED

THE GRANTOR, MONIQUE Y. RUIZ, a single woman, of the city of Chicago, State of Illinois, for and in consideration of Ten and 00/100 Dollars (\$10.00), and other good and valuable consideration in hand paid, hereby **CONVEYS** and **WARRANTS** to EDWARD O'TOOLE and ALEXANDRA CLAPES O'TOOLE, GRANTEES, of the City of Chicago, State of Illinois, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to be held as tenants by the entirety, TO-WIT: *X Husband & Wife*

PARCEL 1: UNIT 1718-3 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 1716-18 WEST DIVERSEY CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0330139095, AS AMENDED, IN THE NORTHEAST 1/4 OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EXCLUSIVE USE FOR PARKING AND STORAGE PURPOSES IN AND TO PARKING SPACE NO. 1718-3, AND STORAGE SPACE NO. 1718-3, LIMITED COMMON ELEMENTS, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.

This deed is subject to covenants, conditions, and restrictions of record; public and utility easements; all special governmental taxes or assessments confirmed and unconfirmed; acts done or suffered by Grantees; and general real estate taxes not due and payable as of the date hereof;

Grantor, MONIQUE Y. RUIZ hereby releases and waives all rights, if any under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Numbers
14-30-223-228-1006

Address of Real Estate
1718 W. Diversey Parkway, Unit 3, Chicago, IL 60614

Dated this 21th day of APRIL, 2020.



MONIQUE Y. RUIZ

Old Republic Title
9601 Southwest Highway
Oak Lawn, IL 60453

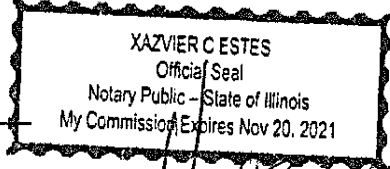
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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

The undersigned, a notary public in and for the above county and state, certifies that Monique Y. Ruiz, 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 signing and acknowledging that she signed, sealed, and delivered the said 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.

Dated: April 29, 2020
My commission expires: 11/20/2021






Xavier C Estes
Notary Public

Send subsequent tax bills to:
Edward O'Toole & Alexandra Clapes O'Toole
1718 W. Diversey Parkway, Unit 3
Chicago, IL 60614

After recording send to:
Edward O'Toole & Alexandra Clapes O'Toole
1718 W. Diversey Parkway, Unit 3
Chicago, IL 60614

This instrument was prepared by:
Jennifer Guimond-Quigley
Law Office of Jennifer Guimond-Quigley
20 N. Clark Street, Suite 1110
Chicago, IL 60602

REAL ESTATE TRANSFER TAX		06-May-2020
	CHICAGO:	3,862.50
	CTA:	1,545.00
	TOTAL:	5,407.50 *
14-30-223-228-1006 20200401670535 0-744-920-288		
* Total does not include any applicable penalty or interest due.		

REAL ESTATE TRANSFER TAX		06-May-2020
	COUNTY:	257.50
	ILLINOIS:	515.00
	TOTAL:	772.50
14-30-223-228-1006 20200401670535 1-359-013-088		

Property of Cook County Clerk's Office