

UNOFFICIAL COPY

Doc#: 2020333636 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 07/21/2020 04:41 PM Pg: 1 of 2

WARRANTY DEED

Return To:

Shawn Thomas
5733 N. Sheridan Rd #18A
Chicago IL 60660

Dec ID 20200401671069
ST/CO Stamp 0-865-649-888 ST Tax \$347.00 CO Tax \$173.50
City Stamp 1-296-454-880 City Tax: \$3,643.50

PRECISION TITLE

PTC 20-08869 YZ

Send Subsequent Tax Bills To:



Shawn Thomas
5733 N. Sheridan Rd #18A
Chicago IL 60660


The Grantor, ~~KIRK L. PETERSON~~, a single person, for and in consideration of Ten Dollars (\$10.00), and other good and valuable consideration in hand paid, the receipt thereof is hereby acknowledged, hereby CONVEYS and WARRANTS to SHAWN THOMAS, the following described Real Estate situated in the County of Cook, State of Illinois, to wit:

UNIT NUMBER 18-A AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE (HEREINAFTER REFERRED TO AS PARCEL): LOTS 16, 17 AND 18 (EXCEPT THE WEST 14 FEET OF SAID LOTS AND EXCEPT THE NORTH 14 FEET OF LOT 16) IN BLOCK 21 IN COCHRAN'S 2ND ADDITION TO EDGEWATER IN THE EAST FRAGMENTAL HALF OF SECTION 5, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO ALL THAT LAND LYING EAST OF AND ADJOINING THAT PART OF LOTS 16, 17 AND 18 AFORESAID AND LYING WEST OF THE LINE ESTABLISHED BY DECREES ENTERED IN CASE NUMBER 50C-1659 AND CASE NUMBER 50C-8385, CIRCUIT COURT OF COOK COUNTY, ILLINOIS, SAID LINE BEING DESCRIBED AS FOLLOWS: COMMENCING AT A POINT ON A LINE WHICH IS PARALLEL TO AND 14 FEET SOUTH OF THE NORTH LINE OF LOT 16 AFORESAID 240.74 FEET EASTERLY FROM THE EAST LINE OF NORTH SHERIDAN ROAD AS WIDENED; THENCE SOUTHERLY ALONG A STRAIGHT LINE TO THE INTERSECTION OF THE SOUTH LINE OF LOT 18 AFORESAID, EXTENDED EASTERLY, AT A POINT 251.38 FEET EAST OF SAID EAST LINE OF NORTH SHERIDAN ROAD AS WIDENED, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO DECLARATION OF CONDOMINIUM MADE BY EXCHANGE NATIONAL BANK OF CHICAGO, AS TRUSTEE UNDER TRUST NUMBER 9487 RECORDED IN THE OFFICE OF THE RECORDER OF COOK COUNTY, ILLINOIS AS DOCUMENT 19727898; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY) IN COOK COUNTY, ILLINOIS.

Permanent Index Number (PIN): 14-05-407-015-1061
Address of Real Estate: 5733 N. Sheridan Road, Unit 18A, Chicago, IL 60660

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 yet due and payable.

REAL ESTATE TRANSFER TAX		30-Apr-2020
	COUNTY:	173.50
	ILLINOIS:	347.00
	TOTAL:	520.50
14-05-407-015-1061 20200401671069 0-865-649-888		

REAL ESTATE TRANSFER TAX		30-Apr-2020
	CHICAGO:	2,602.50
	CTA:	1,041.00
	TOTAL:	3,643.50 *
14-05-407-015-1061 20200401671069 1-296-454-880		

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

UNOFFICIAL COPY

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption laws of the State of Illinois.

TO HAVE AND TO HOLD said premises forever.

Dated this: 27 day of APRIL, 2020.

Kirk L. Peterson
KIRK L. PETERSON

State of ILLINOIS

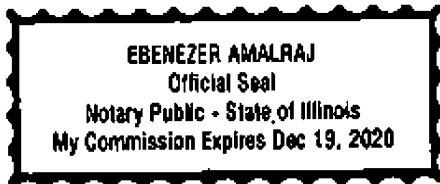
County of COOK ss

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that KIRK L. PETERSON, personally known to me to be the same individual whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release of the right of homestead.

Given under my hand and official seal this 27 day of APRIL, 2020.

Ebenezer Amalraj
NOTARY PUBLIC

My commission expires: December 19, 2020



This Document Prepared By:

Law Office of John A. Zimmermann, LLC
P.O. Box 3061
Northlake, Illinois 60164