

UNOFFICIAL COPY

WARRANTY DEED

Doc#: 2020621116 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 07/24/2020 11:32 AM Pg: 1 of 2

Dec ID 20200601602328
ST/CO Stamp 1-816-482-528 ST Tax \$265.00 CO Tax \$132.50
City Stamp 0-840-540-896 City Tax: \$2,782.50

2025667 1 of 2
AFTER RECORDING, MAIL TO:

SATURN TITLE, LLC
1030 W. HIGGINS RD.
SUITE 365
PARK RIDGE, IL 60068

THE GRANTORS, JUANITA DEL TORO, an unmarried person, and, V. SAMUEL D.C. MITRANI, an unmarried person, for and in consideration of TEN DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS and WARRANTS TO Michelle Curtin and Matthew Dalzell, ~~HUSBAND & WIFE AS TENANTS BY THE ENTIRETY~~

the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit: See attached legal description.

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.

Permanent Index Number (PIN): PIN #: 17-32-206-051-1002, 17-32-206-051-1004

Address of Real Estate: 1024 W. 32nd St., Unit 2, P-1, Chicago, IL 60608

Dated this 4th day of June, 2020

Juanita Del Toro
JUANITA DEL TORO

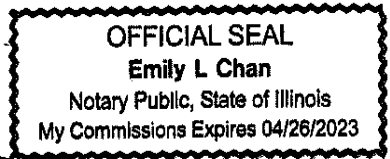
V. Samuel D.C. Mitrani
V. SAMUEL D.C. MITRANI

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 JUANITA DEL TORO, an unmarried person, and, V. SAMUEL D.C. MITRANI, personally known by me to be the same person 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 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, this 4 day of June, 2020

Commission Expires: 4/26/2023

Emily L. Chan
Notary Public



Prepared by: Fernando M. Vian, Esq., 2823 N. Milwaukee Ave., Chicago, IL 60618

After recording mail to: GUNDERSON LAW 2155 W. ROSCOE ST STE 1-S CHICAGO, IL 60608

Send subsequent tax bills to: MICHELLE T CURTIN & MATTHEW A DALZELL 1024 W. 32ND ST #2 CHICAGO, IL 60608

UNOFFICIAL COPY

EXHIBIT A

Legal:

UNIT NUMBER 2 AND PARKING SPACE P1 IN 1024 WEST 32ND STREET CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOT 16 IN DIXON'S SUBDIVISION OF THE SOUTH 1/2 OF BLOCK 1 IN ASSESSOR'S DIVISION OF THE NORTHWEST 1/4 AND THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED APRIL 28, 2004 AS DOCUMENT NUMBER 0411939006; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Address: 1024 W. 32nd St., Unit 2, P-1, Chicago, IL 60608

PIN #: 17-32-206-051-1002

PIN #: 17-32-206-051-1004

PIN #:

Township: South Chicago

This page is only a part of a 2016 ALTA® Commitment for Title Insurance (issued by Old Republic National Title Insurance Company). This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I-Requirements; (and) Schedule B, Part II-Exceptions; and a counter-signature by the Company or its issuing agent that may be in electronic form.