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2023116112D

Doc# 2023116112 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 08/18/2020 04:23 PM PG: 1 OF 3



Chicago Title Insurance Company

Warranty DEED
ILLINOIS STATUTORY

THE GRANTOR(S), Christine S Koch and Stuart A Koch, as Co-Trustees under the provisions of a trust agreement dated March 14, 2018 and known as the Christine S Koch Revocable Trust of the City of Chicago, County of Cook, State of Illinois, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, convey(s) and warrant(s) to Brian Waldron and Jennifer Dahlgren

Married as tenants by the entirety County of Cook.

of the County of _____, the following described real estate situated in the County of Cook in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION EXHIBIT "A"

SUBJECT TO: covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; homeowners or condominium association declaration and bylaws, if any; and general real estate taxes not yet due and payable at the time of Closing.

Permanent Real Estate Index Number(s): 14-19-309-011-0000

Address of Real Estate: 3433 N. Claremont Ave, Chicago, IL 60618

Dated this 14th day of July, 2020

Christine S Koch

(SEAL)

Christine S Koch as Co-Trustee under the provisions of a trust agreement dated March 14, 2018 and known as the Christine S Koch Revocable Trust

Stuart A Koch

(SEAL)

Stuart A Koch as Co-Trustee under the provisions of a trust agreement dated March 14, 2018 and known as the Christine S Koch Revocable Trust

REAL ESTATE TRANSFER TAX		22-Jul-2020
	CHICAGO	10,500.00
	CTA	4,200.00
	TOTAL	14,700.00

14-19-309-011-0000 | 20200701629290 | 1-689-980-640

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

REAL ESTATE TRANSFER TAX		22-Jul-2020
	ILLINOIS	1,400.00
	COUNTY	700.00
	TOTAL	2,100.00

14-19-309-011-0000 | 20200701629290 | 1-614-640-864

20 GSA 1302 09 LP
182 MW
Chicago Title

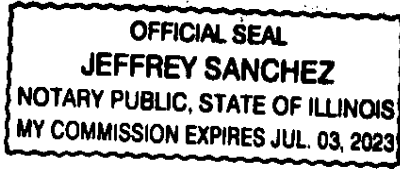
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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Christine S Koch and Stuart A Koch, as Co-Trustees under the provisions of a trust agreement dated March 14, 2018 and known as the Christine S Koch Revocable Trust** personally known to me to be the person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that are 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 14th day of July, 2020



[Signature]
(Notary Public)

Prepared By:

William Lundgren
Zabel Law, LLC
55 W. Monroe St., Ste 3330
Chicago, IL 60603

Mail To:

Name and Address of Taxpayer:
Brian Waldron and Jennifer Dahlgren
3433 N. Claremont Ave,
Chicago, IL 60618

Property of Cook County Clerk's Office

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EXHIBIT "A"

LEGAL DESCRIPTION

LOT 11 IN BLOCK 7 IN C. T. YERKES' SUBDIVISION OF BLOCKS 33 TO 36, INCLUSIVE AND BLOCKS 41 TO 44, INCLUSIVE IN SUBDIVISION OF SECTION 19, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 AND SOUTHEAST 1/4 OF THE NORTHWEST 1/4 AND THE EAST 1/2 OF THE SOUTHEAST 1/4 THEREOF), IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office