## **UNOFFICIAL COPY**

This Instrument was prepared by: CRYSTAL L. SIVER, ESQ. Crystal Siver Law 1155 Willow Lane Northbrook, Illinois 60062

After recording, please mail to:

Laura A Lipinex: Esq.
600 Enterprise Orive Suite 107
Oak Brook, D. 60523

Mail Subsequent Jex Bills to: ALLEN SECREST 1460 W. Balmoral Ave., Unit #3 Chicago, IL 60640 Doc#. 2023407476 Fee: \$98.00

Edward M. Moody

Cook County Recorder of Deeds
Date: 08/21/2020 03:10 PM Pg: 1 of 2

Dec ID 20200701625791 ST/CO Stamp 0-419-347-168 ST Tax \$525.00 CO Tax \$262.50 City Stamp 0-687-782-624 City Tax: \$5,512.50

## WARRANTY DEED IN TRUST

Statutory (Illinois)

THE GRANTORS, JOHN B. SCHROEDER and ROSS W. LANGE, married to each other, of 1460 W. Balmoral Ave., Unit 3, Chicago, IL 60640, for and in consideration of TEN DOLLARS (\$10.00) and for other good and valuable consideration in hand paid, do hereby CONVEY and WARRANT unto ALLEN SECREST, not personally but as Trustee of the Allen Secrest Trust Dated December 4, 2013, GRANTEE, of 2754 N. Hampden Court, Unit 2105, Chicago, IL 60614, the following described Real Estate situated in the COUNTY of COOK, in the STATE of ILLINOIS, to-wit:

UNIT 3 AND PARKING SPACE P-1 IN THE BALMORAL PLACE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THE EAST 6 FET OF LOT 50 AND ALL OF LOT 51 IN BLOCK 2 IN FEINBERG'S ADDITION TO EDGEWATER, BEING A 51 BDIVISION OF LOT 1 OF EDSONS SUBDIVISION OF THAT PART OF THE SOUTH ½ OF THE NORTHWEST ¼ OF THE NORTHWEST ¼ LYING EAST OF GREEN BAY ROAD (NOW NORTH CLARK STREET) OF SECTION 8, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COCK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 00806966, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PROPERTY:

1460 W. Balmoral Ave., Unit 3, Chicago, IL 60640

PIN:

14-08-109-054-1005; and

14-08-109-054-1004

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 at the time of Closing.

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

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## **UNOFFICIAL COPY**

DATED this 10 day of July, 2020.

ABSULUL (SEAL)

Mr Jong (SEAL)

State of ILLINOIS

county of Lake)

I, the undersigned, a Notary Public in and for said County, the State aforesaid, DO HEREBY CERTIFY that JOHN B. SCHROEDER and ROSS W. LANGE, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they 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 \_\_\_\_\_\_ day of July, 2020.

**NOTARY PUBLIC** 

RAINA A CONSDORF OFFICIAL SEAL Notary Public, State of Illinois My Commission Expires September 20, 2023