

## **UNOFFICIA**

Doc#. 2025439004 Fee: \$98.00

Edward M. Moody

Cook County Recorder of Deeds Date: 09/10/2020 08:52 AM Pg: 1 of 3

Dec ID 20200701639789

ST/CO Stamp 1-694-232-288 ST Tax \$1,420.00 CO Tax \$710.00

City Stamp 1-340-501-728 City Tax: \$14,910.00

#### WARRANTY DEED

Plan Real Estate LLC, a Wyoming limited liability company, 60 E. Simpson Ave., Unit 2869, Jackson, WY 83001 ("Grantor") for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration, CONVEY(S) and WARRANT(S) to Laura Pogatchnik and Michael Ballschmiede husband and wife, 3423 N. Bell Ave., Chicago, IL 60618 ("Grantee"), as tenants by the entirety, the following described real estate situated in the County of Cook in the State of Illinois, to wit: xx unmarried woman

Pas joint tenants

See attached legal description

Permanent Real Estate Index Number: 14-19-311-015-0000

Address of Real Estate: 3423 N. Bell Ave., Chicago, IL 60618

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; and general real estate taxes not yet due and payable at the time of Closing

hereby releasing any claim which Grantor may have under the Homestead Exemption Laws of the State of Illinois.

RI	EAL ESTATE	TRANSFER T	AX	24-Jul-2020
		The same of the sa	COUNTY:	710.00
			ILLINOIS:	1,420.00
			TOTAL:	2,130.00
	14-19-311	-015-0000	20200701639789	1-694-232-288

REAL ESTATE TRA	24-Jul-2020	
	CHICAGO:	10,650.00
	CTA:	4,260.00
	TOTAL:	14,910.00 *
14-19-311-015-000	0 20200701639789	1-340-501-728

<sup>\*</sup> Total does not include any applicable penalty or interest due.

## **UNOFFICIAL COPY**

Dated: July 20, 2020

Plan Real Estate LLC

a Wyoming limited liability company

By:

Nicole Alfred-Napper, Manager

STATE OF 1

SS)

COUNTY OF LOOK

### **ACKNOWLEDGMENT**

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DOES HEREBY CERTIFY, that Nicole Alfred-Napper, Manager of Plan Real Estate LLC, a Wyoming limited liability company is personally known to the to be the same person whose name is subscribed to the foregoing instrument, appeared before the this day in person and acknowledged that she signed and delivered the said instrument, as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and under this seal this  $20^{-1}$  day of

. 2020

Notary Public

Commission expires:

12 21 21

Prepared By:

Matthew Rich, Esq. Braun & Rich, PC 4301 Damen Avenue Chicago, Illinois 60618

Return to after recording and Name and Address of Taxpayer: Laura Pogatchnik and Michael Ballschmiede 3423 N. Bell Ave. Chicago, IL 60618 JENNIFER GONZALFO
OFFICIAL SEAL
Notary Public, State of Initials
My Commission Expires
December 21, 2021

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# UNOFFICIAL COPY stewart under anty company

#### COMMITMENT FOR TITLE INSURANCE

## Issued By STEWART TITLE GUARANTY COMPANY

SCHEDULE C

The Land is described as follows:

Lot Fifteen (15) in Biock 5 in C.T. Yerkes' Subdivision of Blocks 33, 34, 35, 36, 41, 42, 43 and 44, all in the Subdivision of Section, 19, Township 40 North, Range 14, East of the Third Principal Meridian, except the Southwest Quarter (14') of the Northwest Quarter (14') of the Northwest Quarter (14') thereof and the East Half (1/2) of the Southeast Quarter (1/4) thereof, in Cook County, Illinois.

This page is only a part of a 2016 ALTA® Commitment for Title Insurance issued by Stewart Title Guaranty 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.

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