

# UNOFFICIAL COPY

Doc#: 2025820315 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 09/14/2020 03:57 PM Pg: 1 of 2

Dec ID 20200701625671  
ST/CO Stamp 1-500-186-336 ST Tax \$515.00 CO Tax \$257.50  
City Stamp 1-180-796-640 City Tax: \$5,407.50

PT20-59713 1 of 2

## WARRANTY DEED

The Grantor(s), **JENNIFER POIRIER** and **TYLER WONG**, married to each other, of the City of Chicago, County of Cook, and State of Illinois, for the consideration of Ten and 00/100 Dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to: **NICHOLAS L. COSTA**, an unmarried individual, and **COLLEEN E. ROONEY**, an unmarried individual, not as tenants in common, but as joint tenants with rights of survivorship, whose address is: 2128 North Hudson Avenue, Apt. 203, Chicago, IL 60614-4554, all interest in the following described real estate situated in the County of Cook in the State of Illinois, to wit:

(ABOVE SPACE FOR RECORDER'S USE ONLY)

### PARCEL 1:

UNIT NUMBER 958-1A IN THE CONCORDIA CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOTS 1 AND 2 IN BLOCK 5 IN PROUDFOOT'S SUBDIVISION OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "UNDER SEPARATE COVER" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NO. 00694400, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

### PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF P-3, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NO. 00694400.

Subject only to the following, if any: 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.

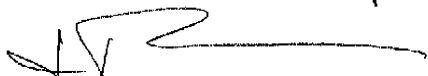
Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption laws of the State of Illinois.

PIN: 17-06-424-059-1004

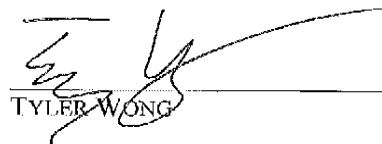
Address of Real Estate: 958 N. Wood St., Unit A  
Chicago, IL 60622-5004

Dated this 2nd day of JULY, 2020.

By:

  
JENNIFER POIRIER

By:

  
TYLER WONG

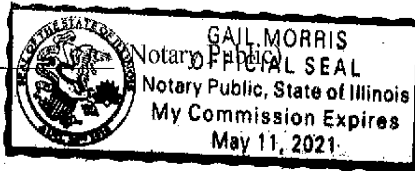
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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, Gael Morris, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **JENNIFER POIRIER** and **TYLER WONG**, 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 2nd day of July, 2020.

*[Handwritten Signature]*



This instrument was prepared by: GAEL MORRIS, LAWRENCE & MORRIS  
2835 N. SHEFFIELD AVE., SUITE 232  
CHICAGO, ILLINOIS 60657

Mail Tax Bill To: NICHOLAS L. COSTA  
COLLEEN E. ROONEY  
958 N. WOOD ST., UNIT A  
CHICAGO, IL 60622-5004

Mail Recorded Deed To: 958 N. WOOD ST., UNIT A  
CHICAGO, IL 60622-5004

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