

UNOFFICIAL COPY

WARRANTY DEED
ILLINOIS STATUTORY

1 of 1 2026007

AFTER RECORDING, MAIL TO:

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



2027515052D

Doc# 2027515052 Fee \$88.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 10/01/2020 12:42 PM PG: 1 OF 4

THE GRANTORS, **Ewa Jablonska**, an unmarried individual, and **Patrycja Mietka**, a married individual, of 6505 N. Nashville Avenue, Unit 201, Chicago, IL 60631, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to **Chicago Title Land Trust Company**, a Corporation of Illinois whose address is 10 S. LaSalle St., Suite 2750, Chicago, IL 60603, as Trustee under the provisions of a certain Trust Agreement dated February 11, 2013 and known as Trust Number 8002361236, all interests in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LEGAL DESCRIPTION ATTACHED HERETO

SUBJECT TO: covenants, conditions and restrictions of record building lines and easements, private, public and utility easements and roads and highways, and general future real estate taxes not due and payable at time of closing.


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 the above granted premises unto the grantee, it's heirs, and assigns forever.

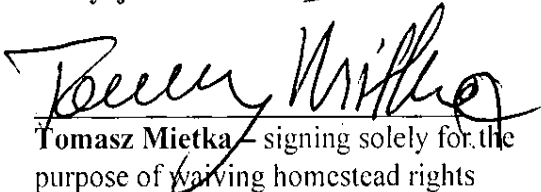
Permanent Real Estate Index Number: 10-31-409-062-1008

Address of Real Estate: 6505 N. Nashville Avenue, Unit 201, Chicago, IL 60631

Dated this 16th day of July, 2020


Ewa Jablonska


Patrycja Mietka


Tomasz Mietka - signing solely for the purpose of waiving homestead rights

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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 **Ewa Jablonska**, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the same instrument as her 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 16th day of July, 2020.

Ewelina Tarcha (Notary Public)

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, CERTIFY THAT **Patrycja Mietka and Tomasz Mietka**, 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 same 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 16th day of July, 2020.

Ewelina Tarcha (Notary Public)

Prepared by: Debicki Law Group, LTD.
832 E. Rand Road, Suite 15
Mount Prospect, IL 60056

REAL ESTATE TRANSFER TAX	20-Jul-2020
CHICAGO:	1,447.50
CTA:	579.00
TOTAL:	2,026.50 *

10-31-409-062-1008 | 20200701633918 | 1-665-709-792

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

After Recording Mail to:

James P. Antonopoulos
5045 N. Harlem Ave
Chicago, IL 60656

Name and Address of Taxpayer:

Chicago Title Land Trust #8002361236
6505 N Nashville Ave #201
Chicago, IL 60631

REAL ESTATE TRANSFER TAX	20-Jul-2020
COUNTY:	96.50
ILLINOIS:	193.00
TOTAL:	289.50

10-31-409-062-1008 | 20200701633918 | 0-472-340-192

UNOFFICIAL COPY**EXHIBIT A**

Legal Description: UNIT NO. 201 AS DELINEATED ON PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS "PARCEL"):

PARCEL 1: ALL THAT PART OF LOT 6 LYING SOUTHWESTERLY OF THE CENTER LINE OF MILWAUKEE AVENUE (EXCEPT THAT PART THEREOF TAKEN FOR STREET) IN BILLY CALDWELL'S RESERVATION IN TOWNSHIPS 40 AND 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND LOT 1 AND THE NORTHWESTERLY 15 FEET OF LOT 2 IN THE SUBDIVISION OF LOT 1 IN HRUBY AND COMPANY'S SUBDIVISION OF PART OF THE SOUTHEAST FRACTIONAL 1/4 OF THE SOUTHEAST FRACTION 1/4 OF SECTION 31 TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN AND ALL THE VACATED ALLEY LYING SOUTH AND SOUTHWESTERLY OF SAID LOT 1 AND LYING SOUTHWESTERLY OF SAID NORTHWESTERLY 15 FEET OF LOT 2 (EXCEPTING THAT PART THEREOF DESCRIBED AS FOLLOWS: COMMENCING ON THE NORTHWESTERLY LINE OF SAID BILLY CALDWELL'S RESERVATION AT ITS POINT OF INTERSECTION WITH THE SOUTHWESTERLY LINE OF MILWAUKEE AVENUE; THENCE SOUTH 34° 14' 10" EAST ALONG SAID SOUTHWESTERLY LINE OF MILWAUKEE AVENUE, 50.0 FEET TO THE PLACE OF BEGINNING OF THE TRACT OF LAND TO BE DESCRIBED HEREIN; CONTINUING THENCE SOUTH 34° 14' 10" EAST ALONG SAID SOUTHWESTERLY LINE OF MILWAUKEE AVENUE, 231.77 FEET; THENCE SOUTH 55° 45' 50" WEST AT RIGHT ANGLES TO SAID SOUTHWESTERLY LINE OF MILWAUKEE AVENUE, 186.455 FEET TO ITS POINT OF INTERSECTION WITH THE WEST LINE OF SAID LOT 1 EXTENDED SOUTH; THENCE "NORTH" IN THE WEST LINE OF SAID LOT 1, 159.57 FEET TO THE MOST NORTHERLY CORNER OF SAID LOT 1; THENCE NORTH 58° 28' 18" WEST IN THE SOUTHWESTERLY LINE OF SAID LOT 6, 112.55 FEET TO ITS POINT OF INTERSECTION WITH A LINE 50 FEET SOUTHEASTERLY OF (AS MEASURED ALONG THE SOUTHWESTERLY LINE OF SAID MILWAUKEE AVENUE) AND PARALLEL WITH THE NORTHWESTERLY LINE OF SAID LOT 6, THENCE NORTH 56° 52' 50" EAST IN SAID PARALLEL LINE 142.90 FEET TO THE POINT OF BEGINNING, AND ALSO EXCEPTING THE NORTHWESTERLY 50 FEET OF LOT 6 IN SAID BILLY CALDWELL'S RESERVATION) IN COOK COUNTY, ILLINOIS.

PARCEL 2: LOTS 6, 7, 8 AND 9 IN THE SUBDIVISION OF LOT 1 IN HRUBY AND COMPANY'S SUBDIVISION AFORESAID EXCEPTING THEREFROM THAT PART OF LOTS 6 AND 7 LYING SOUTHWESTERLY OF AND ADJOINING A LINE DRAWN FROM THE POINT OF INTERSECTION OF THE SOUTHEASTERLY LINE OF LOT 6 WITH THE SOUTH LINE OF LOT 6 TO THE NORTHWEST CORNER OF SAID LOT 7 AND ALSO EXCEPTING THE NORTHEASTERLY 4.0 FEET OF LOTS 6, 7 AND THAT PART OF LOT 8 WHICH LIES SOUTHEASTERLY OF THE SOUTHEASTERLY LINE EXTENDED SOUTHWESTERLY OF THE NORTHWESTERLY 15 FEET OF LOT 2 IN THE SUBDIVISION OF LOT 1 IN HRUBY AND COMPANY'S SUBDIVISION AS AFORESAID, ALL IN COOK COUNTY, ILLINOIS, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM MADE BY CHICAGO TITLE AND TRUST COMPANY, AS TRUSTEE UNDER TRUST AGREEMENT DATED MARCH 12, 1974, AND KNOWN AS TRUST NO. 63997, AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NO. 23015403, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND PLAT OF SURVEY).

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