

UNOFFICIAL COPY



2028728052I

WARRANTY DEED INDIVIDUALLY

Doc# 2028728052 Fee \$88.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 10/13/2020 03:49 PM PG: 1 OF 3

After recording, mail deed to:

Mr. Ivan Vasic, P.C.
1011 Lake Street, Suite 314
Oak Park, Illinois 60301-1138

GRANTOR(S), Brian A. Lipscomb, a married man, for and in consideration of TEN and 00/100 Dollars (\$10.00), and other good and valuable consideration, the receipt and sufficiency is hereby acknowledged CONVEY(S) and WARRANT(S) to the GRANTEE(S), Igor Paprotny, a single man, individually, of 1069 W. 14th Place, Unit 306, Chicago, Illinois 60608

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

SEE ATTACHED FOR LEGAL DESCRIPTION

SUBJECT TO: General and special real estate taxes which are not yet due and payable; conditions, covenants and restrictions of record; building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the property.

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 said premises forever.

Permanent Index Number: 17-17-105-073-1011 and 17-17-105-073-1059

Property Address: 1228 W. Monroe Street, Unit 302 and Parking P-25, Chicago, Illinois 60607

DATED this 28th day of AUGUST, 2020.

This is not homestead property
Chicago Title 2068A229150NA RYL 1062

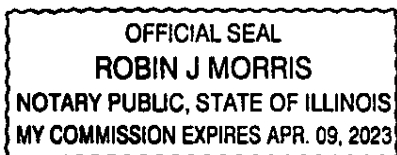
S 4
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Brian A. Lipscomb

STATE OF IL)
) SS.COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, Certify that that the above named person(s),

BRIAN A LIPSCOMB,
personally known to me to be the same person(s) whose name(s) 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 24th day of AUGUST, 2020.

(SEAL)

This is not the homestead property of Alexandra N. Vavouliotis n/k/a Alexandra N. Lipscomb

This document prepared by:
John J. O'Leary
Attorney at Law
120 S. State Street, Suite 200
Chicago, Illinois 60603

Send future tax bills to:
Igor Paprotny
1228 W. Monroe Street, Unit 302
Chicago, Illinois 60607

REAL ESTATE TRANSFER TAX 10-Sep-2020

CHICAGO:	3,405.00
CTA:	1,362.00
TOTAL:	4,767.00 *

17-17-105-073-1011 | 20200701642921 | 0-796-400-096

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

REAL ESTATE TRANSFER TAX

10-Sep-2020



COUNTY:	227.00
ILLINOIS:	454.00
TOTAL:	681.00

17-17-105-073-1011

| 20200701642921 | 1-580-505-568

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LEGAL DESCRIPTION

UNITS 302 AND P-25 IN THE CONDOMINIUM AT MONROE PLACE AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE

PARTS OF LOTS 10 AND 11 AND VACATED ALLEY ADJOINING IN BLOCK 3 IN CANAL TRUSTEE'S SUBDIVISION OF THE WEST HALF AND THE WEST HALF OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN;

WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0617931138 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

Permanent Index Number: 17-17-105-073-1011 and 17-17-105-073-1059

Commonly Known As: 1228 W. Monroe Street, Unit 302 and Parking P-25, Chicago, Illinois 60607

Property of Cook County Clerk's Office