

# UNOFFICIAL COPY

Doc#: 2028806198 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 10/14/2020 12:21 PM Pg: 1 of 3

Dec ID 20200801649914  
ST/CO Stamp 2-038-972-128 ST Tax \$145.00 CO Tax \$72.50  
City Stamp 0-965-230-304 City Tax: \$1,522.50

GIT

410548466  
1/1

## WARRANTY DEED

THE GRANTORS, Allen Siebzener and Chava Siebzener, as Trustees under Trust agreement dated January 20, 2015 and known as The Siebzener Family Trust of the City of Chicago, County of Cook, State of Illinois, for and in consideration of \$10 and other valuable consideration in hand paid, CONVEY AND WARRANT TO Aaron Trachtman, of the City of Chicago, County of Cook, State of Illinois, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

see attached .

Property Index Number: 10-36-117-015-1005

Commonly Known As: 6800 N California Ave, unit 1F, Chicago, Illinois 60645

Subject only to general real estate taxes not due and payable at the time of closing; covenants, conditions, and restrictions of record; and building lines and easements, if any, as long as they do not interfere with the current use and enjoyment of the Real Estate.

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

Dated this 23<sup>rd</sup> day of July, 2020.

Allen Siebzener TRUSTEE

Chava Siebzener trustee

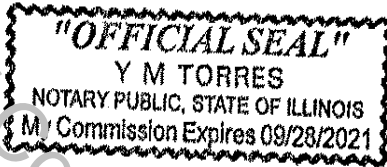
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STATE OF ILLINOIS        )  
   )  ss.  
 COUNTY OF COOK         )

I, the undersigned, a Notary Public in and for said County, in the State of Illinois, do hereby certify that Allen Siebzener, Trustee, and Chava Siebzener are 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 the said instrument was signed, sealed, and delivered as a free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal this 23 day of July, 2020

*Y M TORRES*  
 Notary Public



Prepared by:  
 Michael Fox  
 Fox Law Practice  
 2952 W Birchwood Ave  
 Chicago, Illinois 60645

MAIL TO: Anthony DeFrenza  
 707 Skokie Blvd  
 #400  
 Northbrook, IL 60062

Tax bills to: Aaron Trachtman  
 6900 N California Ave  
 #1E  
 Chicago, IL 60645

REAL ESTATE TRANSFER TAX		10-Aug-2020
	COUNTY:	72.50
	ILLINOIS:	145.00
	TOTAL:	217.50

10-36-117-015-1005 | 20200801648914 | 2-038-972-128

REAL ESTATE TRANSFER TAX		10-Aug-2020
	CHICAGO:	1,087.50
	CTA:	435.00
	TOTAL:	1,522.50 *

10-36-117-015-1005 | 20200801649914 | 0-965-230-304

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

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## EXHIBIT A

UNIT 1-E TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN ROYALTON CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 19776632, AS AMENDED, IN THE NORTHWEST 1/4 OF SECTION 36, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property address: 6800 North California Avenue Unit 1E, Chicago, IL 60645  
Tax Number: 10-36-117-015-1005

Property of Cook County Clerk's Office