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WARRANTY DEED ILLINOIS STATUTORY

Doc#: 2029020214 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 10/16/2020 02:28 PM Pg: 1 of 3

Dec ID 20200701624739
ST/CO Stamp 0-436-824-800 ST Tax \$198.50 CO Tax \$99.25
City Stamp 0-710-130-400 City Tax: \$2,084.25

THE GRANTOR, Ivan Rodriguez n/k/a Ivan Walser, a married person, for and in consideration of Ten and 00/100 Dollars (\$10.00), and other good and valuable consideration, CONVEYS and WARRANTS to GRANTEE Clarence L. Cramer, *A Single Man*

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

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF

Permanent Index Number: 14-05-403-019-1099

Property Address: 5901 N. Sheridan Road #11H, Chicago, IL 60660

SUBJECT TO: Covenants, conditions and restrictions of record, public and utility easements, and general taxes for 2020 and subsequent years. Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT REAL ESTATE IS NOT HOMESTEAD PROPERTY AS TO SPOUSE OF GRANTOR

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Dated this 30 day of June, 2020.

Ivan Rodriguez n/k/a Ivan Walser

STATE OF IL)
) SS
COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Ivan Rodriguez n/k/a Ivan Walser, 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 signed, sealed and delivered this instrument as a 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 notarial seal, this 30 day of June, 2020.



[Signature]
Notary Public

MAIL RECORDED DEED TO:

Same

SEND SUBSEQUENT TAX BILLS TO:

Chase Cramer
5901 N. Sheridan Road #11H
Chicago, IL 60660

THIS INSTRUMENT PREPARED BY: Fogarty & Fugate LLC, 1680 N. Ada Street, Chicago, IL 60642

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LEGAL DESCRIPTION

UNIT NUMBER 11H IN THORNDALE BEACH CONDOMINIUM AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS "PARCEL"): LOTS 5, 6, 7, AND 8 (EXCEPT THE WEST 14 FEET OF SAID LOTS) IN BLOCK 17; ALSO ALL THAT LAND LYING EAST OF AND ADJOINING SAID LOTS 5 TO 8 AND LYING WESTERLY OF THE WEST BOUNDARY LINE OF LINCOLN PARK AS SHOWN ON THE PLAT BY THE COMMISSIONERS OF LINCOLN PARK AS FILED FOR RECORD IN RECORDER'S OFFICE OF DEEDS OF COOK COUNTY, ILLINOIS ON JULY 16, 1931 AS DOCUMENT 10938695 ALL IN COCHRAN'S SECOND ADDITION TO EDGEWATER BEING A SUBDIVISION IN THE EAST FRACTIONAL HALF OF SECTION 5, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM MADE BY LASALLE NATIONAL BANK AS TRUSTEE UNDER TRUST NUMBER 32721, RECORDED IN THE OFFICE OF THE RECORDER OF COOK COUNTY, ILLINOIS AS DOCUMENT 19736534 AND AS AMENDED BY DOCUMENT NUMBER 19906755 TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS AS DEFINED AND SET FORTH IN SAID DECLARATION AS AMENDED AND SURVEY).