

# UNOFFICIAL COPY

**PREPARED BY:**

**Robert J. Galgan, Jr.**  
Galanopoulos & Galgan  
340 W. Butterfield Road, Suite 1A  
Elmhurst, IL 60126

Doc#: 2029357097 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 10/19/2020 02:50 PM Pg: 1 of 2

**MAIL TAX BILL TO:**

Andrea S Hird  
2144 W. Roscoe St. Apt. 3B  
Chicago, IL 60618

Dec ID 20200801651261  
ST/CO Stamp 0-975-096-288 ST Tax \$585.00 CO Tax \$292.50  
City Stamp 0-249-604-576 City Tax: \$6,142.50

**MAIL RECORDED DEED TO:**

Elizabeth Rodriguez  
364 Pennsylvania Ave., Ste. 1-W  
Glen Ellyn, IL 60137

## WARRANTY DEED Statutory (Illinois)

THE GRANTOR(S), Trevor Essig, married to Kristin M. Griffith of the City of Chicago, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEY(S) AND WARRANT(S) to Andrea S Hird, of 1435 W. Catalpa Apt. 1, Chicago, Illinois 60640, all right, title, and interest in the following described real estate situated in the County of COOK, State of Illinois, to wit:

PARCEL 1: *\* a single woman,*

UNIT NUMBER 3B IN THE ROSCOE STREET CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 23, 24, 25 AND 26 IN BLOCK 4 IN C.T. YERKES' SUBDIVISION OF BLOCKS 33 TO 36 AND 41 TO 44 IN THE SUBDIVISION OF SECTION 19, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 AND THE EAST 1/2 OF THE SOUTHEAST 1/4 THEREOF), AND EXCEPT THE PORTIONS THEREOF DESIGNATED AS THE COMMERCIAL PARCELS IN THAT CERTAIN DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED MARCH 28, 2001, AS DOCUMENT 0010247071 IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED MARCH 28, 2001, AS DOCUMENT 0010247099, AS AMENDED BY THAT CERTAIN FIRST AMENDMENT TO DECLARATION OF CONDOMINIUM OWNERSHIP FOR THE ROSCOE STREET CONDOMINIUM, RECORDED APRIL 13, 2001, AS DOCUMENT 0010302521, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2::

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-1, AND STORAGE SPACE S-3B EACH A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED AS EXHIBIT "B" TO THE AFORESAID DECLARATION OF CONDOMINIUM OWNERSHIP FOR THE ROSCOE STREET CONDOMINIUMS, RECORDED MARCH 28, 2001 AS DOCUMENT 0010247099, AS AMENDED BY THAT CERTAIN FIRST AMENDMENT TO DECLARATION OF CONDOMINIUM OWNERSHIP FOR THE ROSCOE STREET CONDOMINIUM, RECORDED APRIL 13, 2001, AS DOCUMENT 0010302521.

Permanent Index Number(s): 14-19-312-049-1006

Property Address: 2144 W. Roscoe St. *Unit* 3B, Chicago, IL 60618

Subject, however, to the general taxes for the year of 2020 and thereafter, and all covenants, restrictions, and conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

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

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Dated this 8/12 day of 2020

Trevor Essig  
Trevor Essig

Kristin M. Griffith  
Kristin M. Griffith

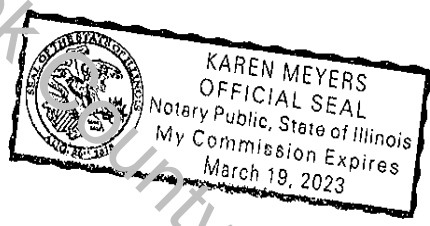
STATE OF Illinois )  
COUNTY OF DuPage ) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Trevor Essig and Kristin M. Griffith, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument, as his/her/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 notarial seal, this 12th day of August, 2020

Karen Meyers  
Notary Public  
My commission expires: 3/19/2023

Exempt under the provisions of paragraph \_\_\_\_\_



Property of Cook County Clerk's Office