

UNOFFICIAL COPY

WARRANTY DEED

Doc#: 2029534169 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 10/21/2020 01:25 PM Pg: 1 of 2

Return to:

**Joseph La Zara, Esq.
La Zara & Associates
7246 W. Touhy Avenue
Chicago, IL 60631**



Dec ID 20200901683116
ST/CO Stamp 2-049-055-200 ST Tax \$155.00 CO Tax \$77.50
City Stamp 1-972-574-688 City Tax: \$1,627.50

Mail Tax Bills to:

JOHN E. GALLUZZI

2240 BIRCH

PARK RIDGE IL 60068

REAL ESTATE TRANSFER TAX		11-Sep-2020
	COUNTY:	77.50
	ILLINOIS:	155.00
	TOTAL:	232.50
09-36-303-035-1001 20200901683116 2-049-055-200		

THE GRANTOR, DAVID MARKOWSKI, a single man, of the County of COOK, State of ILLINOIS for and in consideration of TEN DOLLARS (\$10.00) in hand paid, CONVEYS AND WARRANTS to JOHN E. GALLUZZI and JULIE M. GALLUZZI* of Chicago, Illinois the following described real estate, which is situated in the County of COOK, State of Illinois, to wit:

UNIT NUMBER 1-S AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:


LOTS 28 AND 29 IN BLOCK 5 IN EDISON PARK, BEING A SUBDIVISION IN SECTION 36, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY THE AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO AS TRUSTEE, UNDER TRUST AGREEMENT AND KNOWN AS TRUST NUMBER 41936 FILED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 3019494 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE PROPERTY DESCRIBED IN SAID DECLARATION OF CONDOMINIUM OWNERSHIP AFORESAID (EXCEPTING THE UNITS AS DEFINED AND SET FORTH IN THE DECLARATION AND SURVEY).

Permanent Index Number(s): 09-36-303-035-1001

Commonly known as: 6769 North Olmsted Avenue, Unit 1S, Chicago, IL 60631

*HUSBAND AND WIFE AS JOINT TENANTS, NOT AS TENANTS IN COMMON.

REAL ESTATE TRANSFER TAX		11-Sep-2020
	CHICAGO:	1,162.50
	CTA:	465.00
	TOTAL:	1,627.50 *

09-36-303-035-1001 | 20200901683116 | 1-972-574-688

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

Baird & Warner Title Services, Inc.
475 North Martingale
Suite 120
Schaumburg, IL 60173

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Warranty Deed, Page 2

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. **Subject to:** Covenants, conditions and restrictions of record; General Taxes for 2020 and subsequent years.

Solely
 as Tenants in Common
 Not as tenants in common but as joint tenants with rights of survivorship
 Not as tenants in common nor as joint tenants, but as Tenants by the Entirety, the Grantees being married to one another or parties to an Illinois Registered Civil Union.

TO HAVE AND TO HOLD the above granted premises unto the grantees forever.

Dated this 10th day of Sept, 2020.



DAVID MARKOWSKI

STATE OF ILLINOIS

COUNTY OF COOK

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY that personally known to me to be the same person whose name is:

DAVID MARKOWSKI, a single man

subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this 1st day of Sept, 2020.



 NOTARY PUBLIC

Prepared by:
 Bonnie M. Keating
 Attorney at Law
 6230 N. Leona Avenue
 Chicago, IL 60646

