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Chicago Title Insurance Company

WARRANTY DEED ILLINOIS STATUTORY

41055286611

Doc#: 2030021398 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 10/26/2020 05:02 PM Pg: 1 of 3

Dec ID 20200701649112
ST/CO Stamp 1-071-268-320 ST Tax \$105.00 CO Tax \$52.50
City Stamp 1-117-241-824 City Tax: \$1,102.50

GIT

husband and wife

THE GRANTOR(S), William J Lutz and Karen Wicklund Lutz, and William J Lutz, as Trustee of the William J Lutz Trust dated July 28, 1989, of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to David Nelson and Claudia Hackbarth, as Joint Tenants (GRANTEES ADDRESS) 60 E Monroe #402, Chicago, Illinois 60603 of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Exhibit 'A' attached hereto and made a part hereof

SUBJECT TO: covenants, conditions and restrictions of record, private, public and utility easements and roads and highways, party wall rights and agreements, general taxes for the year 2020 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year() 2020

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

Permanent Real Estate Index Number(s): 17-15-101-026-1198, 17-15-101-026-1489
Address(es) of Real Estate: 60 E Monroe #P4-12, P10-23, Chicago, Illinois 60603

Dated this 31 day of July ^{1st}, 2020

William J Lutz

William J Lutz, as Trustee

Karen Wicklund Lutz

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IDAHO
STATE OF ILLINOIS, COUNTY OF BLAINE ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT William J Lutz and Karen Wicklund Lutz, Husband and Wife, and William J Lutz, as Trustee,

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 31st day of July, 2020



Stephen Defort (Notary Public)

Prepared By: Matthew M Klein
324 W Burlington
LaGrange, Illinois 60525


Mall To:


Deepa Kuchipudi

635 N. Dearborn Ste 2101
Chicago, IL 60654

Name & Address of Taxpayer:

David Nelson and Claudia Hackbarth
60 E Monroe #6402
Chicago, Illinois 60603

REAL ESTATE TRANSFER TAX		13-Aug-2020
	COUNTY:	52.50
	ILLINOIS:	105.00
	TOTAL:	157.50
17-15-101-026-1198 20200701649112 1-071-268-320		

REAL ESTATE TRANSFER TAX		13-Aug-2020
	CHICAGO:	787.50
	CTA:	315.00
	TOTAL:	1102.50 *
17-15-101-026-1198 20200701649112 1-117-241-824		

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

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EXHIBIT 'A' Legal Description

PARCEL 1: UNIT 10-23 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN LEGACY AT MILLENNIUM PARK CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0926818079, AS AMENDED, IN SECTION 15, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: UNIT 4-12 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN LEGACY AT MILLENNIUM PARK CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0926818079, AS AMENDED, IN SECTION 15, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 3: EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCELS 1 AND 2 AS SET FORTH AND DEFINED IN THE AGREEMENT OF EASEMENTS RECORDED AS DOCUMENT NOS. 525232121 AND 0926818077 FOR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office