

# UNOFFICIAL COPY

Doc#: 2030221043 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 10/28/2020 09:51 AM Pg: 1 of 4

## WARRANTY DEED

Dec ID 20200801671057  
ST/CO Stamp 0-009-648-608 ST Tax \$425.00 CO Tax \$212.50  
City Stamp 1-058-224-608 City Tax: \$4,462.50

GIT

410540843 (12)

410540843

(ABOVE SPACE FOR RECORDER'S USE ONLY)

WITNESSETH, that the Grantor, Tia Angelos, a married individual from the City of Chicago, County of Cook, State of Illinois, for and in consideration of the sum of Ten Dollars, and other good and valuable consideration, in hand paid by the Grantee, the receipt of which is acknowledged, hereby does REMISE, RELEASE, ALIEN, CONVEY and WARRANT, to Angela Perry-Hudson, a Single Woman, all of the following described real estate, situated and described as follows to Wit:

**A legal description is attached hereto as Exhibit A and made part hereof.**

Commonly Known As: 1250 S. Michigan Ave, Unit 709 and Parking P-373, Chicago, IL 60605

Parcel Number: 17-22-101-043-1029  
17-22-101-043-1414

SUBJECT TO: covenants, conditions and restrictions of record and building lines and easements, all applicable zoning laws and ordinances, existing leases and tenancies, if any; special government taxes or real estate taxes not yet due and payable. The Grantor(s) certify(ies) that this property is not subject to any homestead rights and Grantor further certify(ies) that Grantor(s) reside(s) at a different location. Further subject to: the terms, provisions, covenants and conditions of the declarations of condominium and all amendments thereto, and any and all provisions of the Condominiums Property Act. Grantee(s) shall have and hold said premises forever.

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

This property does not constitute homestead property for, Chris Angelos, the spouse of the Grantor.



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**Prepared By:**



Peter C. Markos  
 Chicagoland Law Group PC  
 5600 N. River Rd,  
 Unit 800 PMB 28  
 Rosemont, IL 60018


**Mail To:**

Angela Perry-Hudson  
 1250 S. Michigan Ave  
 Unit 709  
 Chicago, IL 60605

**With a Copy To:****Name and Address of Taxpayer:**

Angela Perry-Hudson  
 1250 S. Michigan Ave  
 Unit 709  
 Chicago, IL 60605

| REAL ESTATE TRANSFER TAX  |               | 14-Sep-2020   |
|---|---------------|---------------|
|  | COUNTY:       | 212.50        |
|  | ILLINOIS:     | 425.00        |
|   | <b>TOTAL:</b> | <b>637.50</b> |
| 17-22-101-043-1029   20200801671057   0-009-648-608                                 |               |               |

| REAL ESTATE TRANSFER TAX  |               | 14-Sep-2020       |
|---|---------------|-------------------|
|  | CHICAGO:      | 3,187.50          |
|   | CTA:          | 1,275.00          |
|   | <b>TOTAL:</b> | <b>4,462.50 *</b> |
| 17-22-101-043-1029   20200801671057   1-058-224-608                                 |               |                   |
| * Total does not include any applicable penalty or interest due.                    |               |                   |

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## EXHIBIT A LEGAL DESCRIPTION

PARCEL 1: UNITS 709 AND P-373 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN MICHIGAN AVENUE TOWER CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 0506227076, AS AMENDED, IN THE NORTHWEST FRACTIONAL  $\frac{1}{4}$  OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EXCLUSIVE USE FOR STORAGE PURPOSES IN AND TO STORAGE SPACE NO. S-147, A LIMITED COMMON ELEMENT, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.

Commonly Known As: 1750 S. Michigan Ave, Unit 709 and Parking P-373, Chicago, IL 60605

Parcel Number: 17-22-101-043-1029  
17-22-101-043-1414

Property of Cook County Clerk's Office