### **UNOFFICIAL COPY**



Doc# 2030510006 Fee \$88.00

RHSP FEE: \$9.00 RPRF FEE: \$1.00
EDWARD M. MOODY
COOK COUNTY RECORDER OF DEEDS
DATE: 11/02/2020 09:41 AN PG: 1 OF 3

# WARRANTY DEED ILLINOIS STATUTORY

Chicago Title / RN~ 20057753179VH (163)

(The Above Space for Recorder's Use Only)

THE GRANTORS Benjamin 5 Johnson and Amanda Aspan, n/k/a Amanda Johnson, husband and wife, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEY AND WARRANT to Brendan O'Neil and Bernadette O'Neil, husband and wife, or Chicago, Illinois, as tenants by the entirety, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

#### SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Permanent Index Number(s): 17-07-118-049-1004

Property Address: 520 N. Oakley Blvd., Unit 3S, Chicago, IL 60612

**SUBJECT TO:** Covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; homeowners or condominium association declaration and bylaws, if any; and general real estate taxes not yet due and payable at the time of Closing,

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

REAL ESTATE TRANS	04-Oct-2020	
	CHICAGO:	5,062.50
	CTA:	2,025.00
	TOTAL:	7,087.50 *
17-07-118-049-1004	20200901693162	0-802-092-512

<sup>\*</sup> Total does not include any applicable penalty or interest due.

	REAL ESTATE TRANSFER TAX			04-Oct-2020
		A STATE OF THE PARTY OF THE PAR	COUNTY:	337.50
		(3.2)	ILLINOIS:	675.00
			TOTAL:	1,012.50
17-07-118-049-1004		-049-1004	20200901693162	1-875-834-336

### **UNOFFICIAL COPY**

Dated this 10 day of SEPTEMBEN, 2020.

| X | Seal |
| Benjamin's Johnson |
| X | Mindle Man | (Seal) |
| X | Manda Aspan |
| STATE OF ILLINOIS |
| COUNTY OF LAKE | SS, COUNTY OF LAKE | ) SS,

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Benjamin S. Johnson and Amanda Aspan, n/k/a Amanda Johnson personally known to me to be the same persons whose pames are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered in the instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homester a.

Given under my hand and notarial seal, this 10th day of September, 2020

Notaky\Public

THIS INSTRUMENT PREPARED BY Law Office of Judy L. DeAngelis 767 Walton Lane Grayslake, IL 60030

SEND SUBSEQUENT TAX BILLS TO:

OFFICIAL SEAL 1110MAS R. ZAK

Notary Public State of Illinois My Commission Expires 2/22/2021

Law Offices of Mitchell M. Iseberg 161 N. Clark St., Suite 1600 Chicago, IL 60601

MAIL TO:

Brendan O'Neil 520 N. Oakley Blvd., Unit 3S Chicago, IL 60612

2030510006 Page: 3 of 3

## **UNOFFICIAL COPY**

#### **EXHIBIT "A"**

Parcel 1: Unit 3S in the 520 North Oakley Condominiums, as delineated on a Plat of Survey of the following described parcel of real estate: Lot 42 and Lot 43 in Subdivision of Block 24 of Canal Trustees' Subdivision of Section 7, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois, which Plat of Survey is attached as Exhibit "D" to the Declaration of Condominium recorded January 25, 2017, in the Office of the Recorder of Deeds of Cook County, Illinois, as Document No. 1702519091, as amended from time to time, together with its undivided percentage ownership interest in the common elements, in Cook County, Illinois.

Parcel 2: The exclusive right to the use of Parking Space P-5 and Storage Space S-2, limited common elements ("LCE"), as delineated on the Plat of Survey, and the rights and easements for the benefit of as thin is and eas.

Opening of Country Clerk's Office Unit 3S, as set forth in the Declaration of Condominium, the Grantor reserves to itself, its successors and assigns, the rights and easements as set forth in said Declaration for the remaining Land described therein.