

UNOFFICIAL COPY

Doc#: 2031949290 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 11/16/2020 02:39 PM Pg: 1 of 2

Dec ID 20200901606237
ST/CO Stamp 1-050-260-960 ST Tax \$425.00 CO Tax \$212.50
City Stamp 0-513-390-048 City Tax: \$4,462.50

WARRANTY DEED

Old Republic Title
9601 Southwest Highway
Oak Lawn, IL 60453

File No: 20122617 4/1

THIS INDENTURE WITNESSETH, that the Grantors, Consuelo M. Venegas and Juan Carlos Castaneda, wife and husband, of the County of Cook and State of Illinois for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations, the receipt of which is hereby acknowledged, CONVEY and WARRANT TO James L. Yost, Jr., A Single Man, of Chicago, IL, the following described real estate, to-wit:

UNIT 3-E AND GARAGE UNIT 5, AS DELINEATED ON THE PLAT OF SURVEY OF LOT 10 IN WHITE, GALT AND PROUDFOOT'S SUBDIVISION OF BLOCK 4 IN ARGYLE, BEING A SUBDIVISION OF LOTS 1 AND 2 OF FUSSEY AND FENNIMORE'S SUBDIVISION OF THE SOUTHEAST FRACTIONAL QUARTER OF SECTION 8, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND LOTS 1 AND 2 IN COLEHOUR AND CONARROES SUBDIVISION OF LOT 3, SAID FUSSEY AND FENNIMORE'S SUBDIVISION, AFORESAID, IN COOK COUNTY, ILLINOIS

WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM MADE BY THE BANK OF RAVENSWOOD, A CORPORATION, AS TRUSTEE UNDER THE TRUST AGREEMENT DATED MARCH 28, 1977 AND KNOWN AS TRUST NUMBER 2588, RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER 24120449, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXPECTING FROM SAID PARCEL ALL PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND PLAT OF SURVEY), IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 14-08-403-026-1003; 1011

Address of Real Estate: 922 W Winona St Unit 3E, Chicago, IL 60640

Subject to the following restrictions: a) all taxes and special assessments for the year 2020 and thereafter; b) zoning laws and ordinances; c) covenants, conditions, restrictions of record and easements for the use of public utilities; d) roads and highways; situated in, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

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Dated this 23 Day of September 2020

Consuelo Venegas
Consuelo M. Venegas

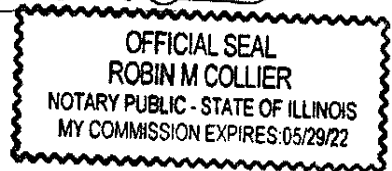
Juan Carlos Castaneda
Juan Carlos Castaneda

STATE OF Illinois
COUNTY OF Cook) SS.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT, Consuelo M. Venegas and Juan Carlos Castaneda, personally known to me to be the same person(s) whose names are subscribed to the foregoing instrument, as having executed the same, 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 Notarial Seal this 23rd day of September 2020.


John Collier
Notary Public



This Instrument was prepared by:
Dadkhah Law Group, LLC
7126 N. Lincoln Ave.
Lincolnwood IL 60712



Future Tax Bills to:
JAMES L. YOST
922 W. Winona
Unit 3E
Chicago IL 60640

After recording return document to:
JAMES L. YOST
922 W. Winona
Unit 3E
Chicago IL 60640

REAL ESTATE TRANSFER TAX	02-Oct-2020
 CHICAGO:	3,187.50
CTA:	1,275.00
TOTAL:	4,462.50 *

14-08-403-026-1003 | 20200901606237 | 0-513-390-048

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

REAL ESTATE TRANSFER TAX	02-Oct-2020
 COUNTY:	212.50
 ILLINOIS:	425.00
TOTAL:	637.50

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