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WARRANTY DEED



Doc# 2032017087 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 11/17/2020 12:56 PM PG: 1 OF 4

AFTER RECORDING, MAIL TO:

Leo Aubel
Howard & Howard
200 S. Michigan Ave., Ste. 1100
Chicago, IL 60604

GRANTOR, **TAYLOR BRINTON & NATALIE R. BRINTON**, married to each other, for and in consideration of TEN and 00/100 Dollars (\$10.00), and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, CONVEYS and WARRANTS to the GRANTEE, **CHRISTOPHER L. SCHAEFFER & ALLISON P. MECHER**, the following described real estate situated in the County of Cook, State of Illinois to-wit:

LEGAL DESCRIPTION: See attached "EXHIBIT A"
COMMONLY KNOWN AS: 1936 W. Armitage Ave., Unit 3E, Chicago, IL 60622
PERMANENT INDEX NUMBERS: 14-31-213-054-1003

SUBJECT TO: General and special real estate taxes which are not yet due and payable; conditions, covenants and restrictions of record; building lines and easements, if any.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois TO HAVE AND TO HOLD said premises forever.

REAL ESTATE TRANSFER TAX		04-Oct-2020
COUNTY:		277.50
ILLINOIS:		555.00
TOTAL:		832.50

14-31-213-054-1003 | 20200901606289 | 1-147-876-832

REAL ESTATE TRANSFER TAX		04-Oct-2020
CHICAGO:		4,162.50
CTA:		1,665.00
TOTAL:		5,827.50

14-31-213-054-1003 | 20200901606289 | 0-830-985-696

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

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EPJ

206SA158157LP
2 of 3 run

Chicago Title

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DATED 9/15/2020

Taylor Brinton
Taylor Brinton

STATE OF Arizona)
)
COUNTY OF Pima) SS

I, the undersigned, a Notary Public in and for said County in the State aforesaid DO HEREBY CERTIFY that the above-named person(s) personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed sealed and delivered said instrument as his/her/their free and voluntary act for the uses and purposes herein set forth.

Given under my hand and official seal this September 15, 2020.

Cheyanne Pilarowski (SEAL)
NOTARY PUBLIC
(SEAL)

CHEYENNE PILAROWSKI
Notary Public - Arizona
Pima County
Commission # 504959
My Commission Expires July 01, 2024

PROPERTY OF COOK COUNTY CLERK'S OFFICE

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DATED September 17, 2020

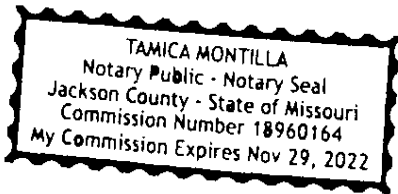
Natalie R. Brinton
Natalie R. Brinton

STATE OF Missouri)
COUNTY OF JACKSON) ss

I, the undersigned, a Notary Public in and for said County in the State aforesaid DO HEREBY CERTIFY that the above-named person(s) personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed sealed and delivered said instrument as his/her/their free and voluntary act for the uses and purposes herein set forth.

Given under my hand and official seal this September 17, 2020.

[Signature] (SEAL)
NOTARY PUBLIC (SEAL)



This document prepared by:
Antonio Musillami
Musillami Law Offices, Ltd.
220 N. Green St.
Chicago, IL 60607

Send future tax bills to:
Christopher L. Schaeffer
1936 W. Armitage Ave., Unit 3E
Chicago, IL 60622

PROPERTY OF COOK COUNTY CLERK'S OFFICE

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EXHIBIT A: LEGAL DESCRIPTION

PARCEL 1:

UNIT NUMBERS 3-E IN THE 1936 WEST ARMITAGE CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 44 AND 45 IN BLOCK 40 IN SHEFFIELD'S ADDITION TO CHICAGO IN SECTION 31, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 1414729050, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE (EXCLUSIVE) RIGHT TO THE USE OF PAVEMENT AND ROOF RIGHTS, LIMITED COMMON ELEMENTS, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 1414729050.

COMMONLY KNOWN AS: 1936 W. Armitage Ave., Unit 3E, Chicago, IL 60622

PERMANENT INDEX NUMBERS: 14-31-213-054-1003

Property of Cook County Clerk's Office