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20-636S9 Warrany deed Doc#. 2033804068 Fee: \$98.00

Edward M. Moody

Cook County Recorder of Deeds
Date: 12/03/2020 02:58 PM Pg: 1 of 3

Dec ID 20201101656490 ST/CO Stamp 2-121-952-224 ST Tax \$320.00 CO Tax \$160.00

City Stamp 1-048-210-400 City Tax: \$3,360.00

THE GRANTORS,

(The space above for Recorder's use only)

ANDREW RICE, a/k/a ANDREW M. RICE, married to Nicholas J. Brammann, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of the sum of TEN AND 00/100 (\$10,00) DOLLARS, and other good and valuable considerations in hand paid, CONVEYS and QUITCLAIMS to Desca & Rubin, of the City of Chicago, County of Cook, State of Illinois, the following described Real Estate situated in Cook County, Illinois, commonly known as 1402 W. Foster Avenue, Unit 3, Chicago, Illinois 60640, legally described as follows:

(See attached Exhibit "A", attached hereto and made a part hereof.)

SUBJECT TO: Covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the use and enjoyment of the real estate; general real estate taxes not 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.

Permanent Index Number (PIN): 14-08-124-057-1004

Address(es) of Real Estate: 1402 W. Foster Avenue, Unit 3, Chicago, IL 60640

Dated this 3rd day of November, 2020

Andrew Rice, a/k/a Andrew M. Rice

Nicholas J. Brammann, signing for the sole purpose of waiving his homestead rights

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STATE OF ILLINOIS) COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that ANDREW RICE, a/k/a ANDREW M. RICE, and NICHOLAS J. BRAMMANN are personally known to me to be the same persons whose names are subscribed in the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes the ein set forth, including the release and waiver of the right of homestead.

Given under my band and official seal, this _3kh day of NOUEMBER, 2020.

CHRISTOPHER GOTTSCHALK Official Seal Notary Public - State of Illinois My Commission Expires Apr 22, 2023

Commission expires <u>04-12-1023</u>

This instrument was prepared by: Georgia Beauty. Attorney at Law, 6102 N. Sheridan Road, EQUENT TAX L Suite 502, Chicago, IL 60660

MAILTO/ Grantees Addicss Deena Rubin 1402 W. Foster Ave #3 Chicago IL 60640

SEND SUPSEQUENT TAX BILLS TO:

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EXHIBIT "A"

PARCEL 1:

UNIT 1402-3 IN THE ANDERSON GLEN CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THE SOUTH 5 2/3 FEET OF LOT 7 AND ALL OF LOTS 8, 9 AND 10 IN BLOCK 4 IN ZERO PARK, BEING ZERO MARX SUBDIVISION OF BLOCKS 1, 2, 3 AND 4 OF S.H. KERFOOTS RE SUBDIVISION OF LOTS 1 TO 20 INCLUSIVE IN LOUIS E. HENRY'S SUBDIVISION OF SECTION 8, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT A TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 21009246 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF P-2, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE FOLLOWING AMENDMENT TO DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 0030038375.