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1 of 2

PT 20-66147

WARRANTY DEED ILLINOIS STATUTORY

Doc#: 2102607448 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/26/2021 04:01 PM Pg: 1 of 3

Dec ID 20201101666419
ST/CO Stamp 0-890-183-648 ST Tax \$569.00 CO Tax \$284.50
City Stamp 2-136-055-776 City Tax: \$5,974.50

THE GRANTOR AARON M. WERNER, a single person, AND ALLISON M. BURMAN, a single person, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS AND WARRANTS to CHARLES A. ADAMS AND LAUREN ADAMS, husband and wife, not as joint tenants, nor as tenants in common, but as TENANTS BY THE ENTIRETY, of 14 North Peoria Street, Unit 3A, Chicago, Illinois 60607, as, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

* 418 Beach St. Highland Park, IL 60035
LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF

** S.


Also known as street number 1049 West Monroe Street, Unit 2, Chicago, IL 60607

Permanent Index Number: 17-17-211-042-1002

SUBJECT TO: Covenants, conditions and restrictions of record, private and utility easements and roads and highways, general taxes for the year 2020 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year (s).

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

Dated this 20th day of November, 2020


AARON M. WERNER


ALLISON M. BURMAN

STATE OF Illinois, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT AARON M. WERNER, a single person, AND ALLISON M. BURMAN, a single person, personally known to me to be the same persons whose

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names are subscribed to the foregoing instrument, 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 official seal, this 20th day of November, 2020

Kelley Paulson (Notary Public)



Property of Cook County Clerk's Office

After Recording Please Send and
Send Subsequent Tax Bills To:

A.
**Charles Adams and
 Lauren Adams** S.
 1049 West Monroe Street
 Unit 2
 Chicago, Illinois 60607

Deed prepared by: KAREN M. PATTERSON
 2400 RAVINE WAY, SUITE 200
 GLENVIEW, ILLINOIS 60025
 (847) 724-5150

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PARCEL 1:

UNIT 2 IN THE 1049 WEST MONROE CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

THE EAST 25.00 FEET OF THE WEST 50.58 FEET OF THE NORTH 116.67 FEET OF LOT 2 IN ASSESSOR'S DIVISION OF BLOCK 13 IN CANAL TRUSTEES' SUBDIVISION OF THE WEST 1/2 AND THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, AND THE EAST 26.64 FEET OF THE WEST 53.28 FEET OF AFORESAID LOT 2 IN ASSESSOR'S SUBDIVISION OF BLOCK 13, (EXCEPTING THEREFROM THE NORTH 116.67 FEET THEREOF AND ALSO EXCEPTING THE SOUTH 12.00 FEET OF SAID LOT 2), N COOK COUNTY, ILLINOIS

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0630716081 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-1, A LIMITED COMMON ELEMENT AS DELINEATED ON THE DECLARATION AFORESAID RECORDED AS DOCUMENT 0630716081.

PARCEL 3:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCELS 1 AND 2 AS SET FORTH IN DECLARATION OF EASEMENT RECORDED FEBRUARY 23, 2005 AS DOCUMENT NO. 0505439109.