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WARRANTY DEED

Doc#: 2103206077 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 02/01/2021 10:16 AM Pg: 1 of 2

Dec ID 20210101604034
ST/CO Stamp 1-704-411-104 ST Tax \$165.00 CO Tax \$82.50
City Stamp 0-630-669-280 City Tax: \$1,732.50

THE GRANTOR(S)

(The space above for Recorder's use only)

Jun Koo Yoon, an unmarried man 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 WARRANTS to Nilda Perez and Ebony Adams, not in Tenancy in Common, but in JOINT TENANCY in the following described Real Estate situated in Cook County, Illinois, commonly known as 6254 North Richmond Street, 2S, Chicago, IL 60659, legally described as: * Both Unmarried of

6254 N. Richmond St 2S, Chicago IL 60659
Unit No. 6254-2 in the Rosemont Pointe Condominium, as delineated on a survey of the following described real estate:

Lot 1 in Block 5 in Thomas J. Grady's 6th Green Briar Addition to North Edgewater, a Subdivision of the Northeast 1/4 of the Northwest 1/4 of Section 1, Township 40 North, Range 13 East of the Third Principal Meridian;

Which survey is attached to the Declaration of Condominium recorded as Document No. 0513739006, together with its undivided percentage interest in the common elements, in Cook County, Illinois.

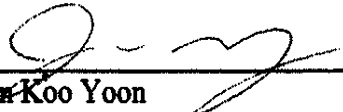
SUBJECT TO: Covenants, conditions and restrictions of record; public and utility easements; and general real estate taxes for 2020 and subsequent years.

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, not in Tenancy in Common but in JOINT TENANCY forever.

Permanent Index Number (PIN): 13-01-112-040-1009

Address(es) of Real Estate: 6254 North Richmond Street, 2S, Chicago, IL 60659

Dated this 30th day of December, 2020

 (SEAL) _____ (SEAL)

STATE OF ILLINOIS)
)ss.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Jun Koo Yoon personally known to me to be the same person whose name is subscribed in the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the

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said instrument as his 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 30th day of December, 2020.



[Signature]
NOTARY PUBLIC

Commission expires 12/28/2021

This instrument was prepared by: James Kurotsuchi 1059 W. Argyle St., Chicago, IL 60640

MAIL TO: PATRICIA GUTIERREZ PASCUAL
ATTORNEY
5718 WEST LAWRENCE AVENUE
CHICAGO, ILLINOIS 60630
773-695-4100

SEND SUBSEQUENT TAX BILLS TO:
Nilda Perez and Ebony Adams
6254 North Richmond Street, 2S
Chicago, IL 60659

Or Recorder's Box No. _____

REAL ESTATE TRANSFER TAX		04-Jan-2021
CHICAGO:		1,237.50
CTA:		495.00
TOTAL:		1,732.50 *

13-01-112-040-1009 | 20210101604034 | 0-630-669-280

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

REAL ESTATE TRANSFER TAX		04-Jan-2021
COUNTY:		82.50
ILLINOIS:		165.00
TOTAL:		247.50

13-01-112-040-1009 | 20210101604034 | 1-704-411-104

Property of Cook County Clerk's Office