

# UNOFFICIAL COPY



Doc# 2104149125 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 02/10/2021 03:21 PM PG: 1 OF 5

## Warranty Deed Individual to Individual Statutory (Illinois)

Above Space for Recorder's Use Only

THE GRANTOR(S) Melissa Huey, an unmarried woman, of 3738 Herman Ave, Apt 5, San Diego, CA 92104 for and in consideration of (\$10.00) TEN DOLLARS and other good and valuable consideration, in hand paid, CONVEY and WARRANT(s) to Alicia Heiduk, unmarried, of 1164 W Madison St, #417, Chicago, IL 60607.

For value received, Grantor hereby grants, remises, and conveys unto Grantee, and to Grantee's heirs and assigns forever herein, all of Grantor's right, title and interest in and to that certain tract or parcel of land situated in the County of Cook, State of Illinois, described as follows:

SEE EXHIBIT "A" attached hereto and made a part hereof

PINs 17-04-300-048-1087 and 17-04-300-048-1048

CKA: 1000 N. Kingsbury Street, Unit 107 and GU-48, Chicago, IL 60610-6881

Subject to covenants, conditions and restrictions of record, easements of record, and real estate taxes not yet payable but hereby releasing and waiving all rights under all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

CTT: 2065A 046254 UP 10/25M

S	<u>Y</u>
P	<u>5</u>
S	<u>Y-2</u>
M	___
SC	___
E	___
INT	<u>R</u>

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Dated this 18 day of November 2020

Signed: Melissa Huey  
Melissa Huey

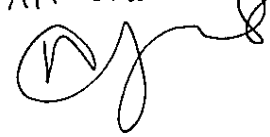
STATE OF \_\_\_\_\_ COUNTY OF \_\_\_\_\_

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Melissa Huey personally known to me to be the same person(s) whose name(s) 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 \_\_\_\_\_ day of \_\_\_\_\_, 2020.

Commission expires \_\_\_\_\_  
NOTARY PUBLIC

Prepared by:  
Matt Albrecht  
125 South Wacker Dr. Suite 300  
Chicago, Illinois 60606

*See Attached*  


Mail to:

Name and Address of Taxpayer:  
Alicia Heiduk  
1000 N. Kingsbury Street, Unit 107  
Chicago, IL 60610-6881

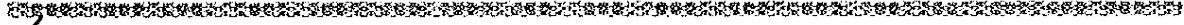
17-04-300-048-1087   20201101659574   1-330-927-584	
TOTAL:	382.50
ILLINOIS:	255.00
COUNTY:	127.50
04-Dec-2020 REAL ESTATE TRANSFER TAX	
REAL ESTATE TRANSFER TAX 04-Dec-2020	
CHICAGO:	1,912.50
CTA:	765.00
TOTAL:	2,677.50 *
17-04-300-048-1087   20201101659574   1-199-757-280	

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

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## CALIFORNIA JURAT WITH AFFIANT STATEMENT

GOVERNMENT CODE § 8202



- See Attached Document (Notary to cross out lines 1-6 below)
- See Statement Below (Lines 1-6 to be completed only by document signer[s], not Notary)

1 \_\_\_\_\_

2 \_\_\_\_\_

3 \_\_\_\_\_

4 \_\_\_\_\_

5 \_\_\_\_\_

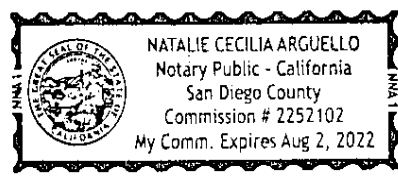
6 \_\_\_\_\_

*Signature of Document Signer No. 1*                      *Signature of Document Signer No. 2 (if any)*

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California  
 County of San Diego

Subscribed and sworn to (or affirmed) before me  
 on this 19<sup>th</sup> day of November, 2020.  
 by Melissa Dianne Huty  
 (1) \_\_\_\_\_  
 (and (2) \_\_\_\_\_)



Place Notary Seal and/or Stamp Above

*Name(s) of Signer(s)*

proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

Signature [Handwritten Signature]  
*Signature of Notary Public*

**OPTIONAL**

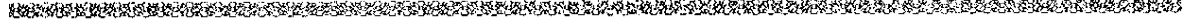
*Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.*

**Description of Attached Document**

Title or Type of Document: Warranty Deed Individual to Individual Statutory

Document Date: November 19, 2020                      Number of Pages: 2

Signer(s) Other Than Named Above: \_\_\_\_\_



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CHICAGO TITLE  
COMPANY

## EXHIBIT "A" LEGAL DESCRIPTION

Order No.: 20GSA046254LP

For APN/Parcel ID(s): 17-04-300-048-1087 and 17-04-300-048-1048

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PARCEL 1:

UNIT 107 AND GU-48 IN RIVER VILLAGE LOFTS CONDOMINIUM IN THE FOLLOWING DESCRIBED REAL ESTATE:

PART OF LOTS 19 THROUGH 20 IN BLOCK 96 IN ELSTON'S ADDITION TO CHICAGO, A SUBDIVISION IN THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 4, TOWNSHIP 39 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 OCTOBER 15, 2002 AS DOCUMENT 0021128852 AND AS AMENDED BY DOCUMENT 0324732032 RECORDED SEPTEMBER 4, 2003, AND AS FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF STORAGE SPACE NUMBER S-32, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 0021128852.

PARCEL 3:

NON-EXCLUSIVE EASEMENTS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS AND OPERATING AGREEMENT RECORDED MARCH 12, 2001 AS DOCUMENT 0010192877 AND AS AMENDED AND RESTATED BY INSTRUMENT RECORDED OCTOBER 15, 2002 AS DOCUMENT 0021128849 FOR THE FOLLOWING PURPOSES:

- A) INGRESS AND EGRESS AND USE B) STRUCTURAL SUPPORT
- C) USE OF FACILITIES IN THE CATALOG BUILDING AND GARAGE BUILDING
- D) MAINTENANCE OF CATALOG BUILDING EASEMENT FACILITIES AND GARAGE EASEMENT FACILITIES
- E) MAINTENANCE AND USE OF EASEMENT FACILITIES
- F) SUPPORT, ENCLOSURE, USE AND MAINTENANCE OF CATALOG BUILDING AND GARAGE BUILDING COMMON WALLS, CEILINGS AND FLOORS

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## EXHIBIT "A" LEGAL DESCRIPTION (continued)

G) WATER MAIN CONNECTION, SANITARY SEWER MAIN CONNECTION AND GAS MAIN CONNECTION

H) UTILITIES

I) PERMITTING EXISTENCE OF ENCROACHMENTS IN CATALOG BUILDING AND GARAGE BUILDING

J) EXTERIOR MAINTENANCE

K) EXTERIOR SIGNAGE

DUMPSTER'S

M) OWNED FACILITIES

N) SHARED FACILITIES AND

O) OVERHANGING BALCONIES;

OVER THE LAND DESCRIBED IN EXHIBITS ATTACHED THERETO.

Property of Cook County Clerk's Office