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Chicago Title Insurance Company

WARRANTY DEED ILLINOIS STATUTORY

Doc#: 2104720380 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 02/16/2021 03:49 PM Pg: 1 of 6

Dec ID 20201201602261
ST/CO Stamp 0-422-952-928
City Stamp 0-130-072-544

THE GRANTOR, Jennifer B. Miller, f/k/a Jennifer A. Braun of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN AND 00/100 DOLLARS (\$10.00) and other good and valuable consideration in hand paid, CONVEYS and WARRANTS TO SHELDON L. BRAUN, 1669 Hertel Lane, Deerfield, Illinois, of the County of Lake, one-half undivided interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

SUBJECT TO: general real estate taxes not due and payable at the time of closing, covenants, conditions 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.

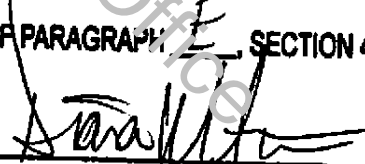
The Deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in the Declaration of Condominium recorded October 26, 2005 as document 0529910137 and any amendments thereto.

Permanent Real Estate Index Number: ~~17-09-241-033-0000 and 17-09-241-033-0000~~ 17-09-241-036-1170

Address of Real Estate: 545 North Dearborn Street, Unit W2408, Chicago, Illinois 60610.

Dated this 17th day of March, 2015.


Jennifer B. Miller f/k/a Jennifer A. Braun

EXEMPT UNDER PROVISIONS OF PARAGRAPH E SECTION 4
REAL ESTATE TRANSFER ACT.
1/26/21

Buyer, Seller or Representative

Chicago Title
20017466 RL

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STATE OF ILLINOIS)
) ss.
COUNTY OF LAKE)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Jennifer B. Miller f/k/a Jennifer A. Braun personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed and delivered the said instrument as her 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 17th day of March, 2015.



[Signature]

(Notary Public)

Prepared By: Glenn A. Browne, Esq.
Braun, Browne & Associates, P.C.
300 Saunders Road, Suite 100
Riverwoods, Illinois 60015

Mail To:
Glenn A. Browne, Esq.
Braun, Browne & Associates, P.C.
300 Saunders Road, Suite 100
Riverwoods, Illinois 60015

Name & Address of Taxpayer:
Sheldon L. Braun
1669 Hertel Lane
Deerfield, Illinois 60015

Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms and verifies that the name of the grantor shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated: 3/17/2015 Signature: *Jennifer B. Miller*
Grantor or Agent

Subscribed and sworn to before me this 17th day of March, 2015.

[Signature]
Notary Public

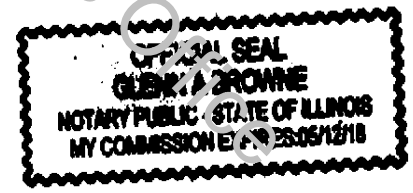


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated: 3/17/2015 Signature: *[Signature]*
Grantee or Agent

Subscribed and sworn to before me this 17th day of March, 2015.

[Signature]
Notary Public



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantor/grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

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LEGAL DESCRIPTION

Order No.: 20017466RL

For APN/Parcel ID(s): 17-09-241-036-1170

PARCEL 1:

UNIT W2402, THE RESIDENCES AT GRAND PLAZA CONDOMINIUMS, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOTS 4A AND 4B, IN THE SUBDIVISION AT GRAND PLAZA, AS SAID LOTS ARE LOCATED AND DELINEATED BOTH HORIZONTALLY AND VERTICALLY IN SAID SUBDIVISION, BEING A RESUBDIVISION OF ALL OF BLOCK 25, IN KINZIE'S ADDITION TO CHICAGO, IN SECTION 10, ALSO OF BLOCK 16 IN WOLCOTT'S ADDITION TO CHICAGO, IN SECTION 9, AND ALSO ALL OF THE VACATED ALLEY, 18 FEET WIDE, IN SAID BLOCKS 16 AND 25 HERETOFORE DESCRIBED, ALL IN TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 29, 2003 AS DOCUMENT NO. 0336327024,

WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED OCTOBER 26, 2005, AS DOCUMENT 0529910137, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENTS FOR THE BENEFIT OF PARCEL 1 AS CONTAINED IN ARTICLE 3.4 OF THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED AUGUST 3, 2005 AS DOCUMENT 0521518064.

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REAL ESTATE TRANSFER TAX

30-Dec-2020



CHICAGO:

0.00

QTA:

0.00

TOTAL:

0.00*

17-09-241-036-1170 | 20201201602261 | 0-130-072-544

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

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REAL ESTATE TRANSFER TAX

30-Dec-2020



COUNTY:
ILLINOIS:
TOTAL:

0.00
0.00
0.00

17-09-241-036-1170

20201201602261

0-422-952-928

Property of Cook County Clerk's Office