

DEF-201509A, 3 of 5

WARRANTY DEED

UNOFFICIAL COPY

Doc#: 2106220159 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 03/03/2021 12:52 PM Pg: 1 of 2

Dec ID 20200901609742  
ST/CO Stamp 0-056-538-080 ST Tax \$170.00 CO Tax \$85.00  
City Stamp 0-381-260-768 City Tax: \$1,785.00

(The Above Space for Recorder's Use Only)

**THE GRANTORS**  
Laura D'Andrea and Austin O'Brien, wife and husband  
4423 N. Lawndale Ave., #2A  
Chicago, IL 60625,

of 4423 N. Lawndale Ave., #2A Chicago, IL 60625 of the County of Cook, State of Illinois for and in consideration of TEN DOLLARS (\$10.00) in hand paid, CONVEY AND WARRANT to THE GRANTEEES

~~John Wilson, a single man and Lisa Iguchi, a single woman~~  
2402 Creek Bend Circle, Round Rock, TX 78681

not in Tenancy in Common, but by Joint Tenancy, the following described Real Estate situated in the County of Cook, in the State of Illinois, to-wit hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

**SUBJECT TO:** General Real Estate Taxes for 2020 and subsequent years; building setback lines; easements for public utilities; terms, covenants, conditions, and restrictions of record

Property Index Number (PIN): 1-1--127-026-1035  
Address of Real Estate: 4423 N. Lawndale Ave., #2A Chicago, IL 60625

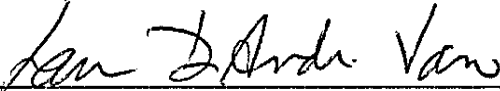
DATED this 28<sup>th</sup> day of September 2020.

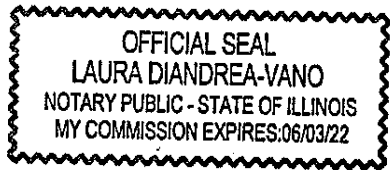
 (SEAL)  (SEAL)  
\_\_\_\_\_  
Laura D'Andrea Austin O'Brien

STATE OF ILLINOIS )  
  ) )  
COUNTY OF COOK                    ) s s

I, the undersigned, a Notary Public in and for said County, in the State of aforesaid, DO HEREBY CERTIFY that Laura D'Andrea and Austin O'Brien personally known to me to be the same persons whose 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 28<sup>th</sup> day of September 20 20.

Commission expires June 3 20 22  
  
\_\_\_\_\_  
NOTARY PUBLIC



Place Seal Here

This instrument was prepared by: Iversen Law, 119 S. Emerson Street, Suite 262 Mt. Prospect, IL 60056.



COUNTY: 85.00  
ILLINOIS: 170.00  
TOTAL: 255.00

# UNOFFICIAL COPY

## Legal Description

of premises commonly known as 4423 N. Lawndale Ave., #2A Chicago, IL 60625  
PIN: 13-14-127-026-1035

UNIT 4423-2A AS THE LAWNDALE COURT CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

**PARCEL 1:**

THE WEST 10 FEET 5-1/2 INCHES OF THE EAST 60 FEET 5-1/2 INCHES OF THE NORTH 1/2 OF THE SOUTH 1/2 OF LOT 'C' (EXCEPT STREETS AND ALLEYS) IN BICKEL'S SUBDIVISION OF THAT PART OF THE NORTHWEST 1/4 OF SECTION 14, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN; BEGINNING AT A POINT 67 RODS WEST OF THE SOUTHEAST CORNER OF SAID 1/4 SECTION; THENCE NORTH 40 RODS; THENCE EAST 32 RODS; THENCE SOUTH 40 RODS; THENCE WEST 32 RODS TO THE POINT OF BEGINNING, SAID STRIP IS OTHERWISE KNOWN AS THE EAST 10 FEET 5-1/2 INCHES OF THE WEST 75 FEET OF THE NORTH 124 FEET 11 INCHES OF THE SOUTH 298 FEET 10-1/8 INCHES OF THE EAST 125 FEET OF LOT 'C' (EXCEPT STREETS AND ALLEYS) IN BICKEL'S SUBDIVISION AFORESAID, IN COOK COUNTY, ILLINOIS.

**PARCEL 2:**

THE EAST 50 FEET OF THE NORTH 124 FEET 11 INCHES OF THE SOUTH 298 FEET 10-1/8 INCHES OF LOT 'C' OF BICKEL AND OTHERS' SUBDIVISION OF THE WEST 32 RODS OF THE EAST 67 RODS OF THE SOUTH 40 RODS OF THE NORTHWEST 1/4 OF SECTION 14, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT FROM SAID PREMISES THAT PART THEREOF TAKEN OR USED FOR STREETS AND ALLEYS) IN COOK COUNTY, ILLINOIS.

**PARCEL 3:**

A STRIP OF LAND LYING BETWEEN THE EAST 60 FEET 5-1/2 INCHES OF THE NORTH 124 FEET 11 INCHES OF THE SOUTH 298 FEET 10-1/8 INCHES OF LOT 'C' IN BICKEL AND OTHERS' SUBDIVISION OF THE WEST 32 RODS OF THE EAST 67 RODS OF THE SOUTH 40 RODS OF THE NORTHWEST 1/4 OF SECTION 14, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND LOT 6 OF DUNAS' RESUBDIVISION OF LOT 114 IN WOLF, NELSON AND LEWINS' SUBDIVISION IN THE NORTHWEST 1/4 OF SECTION 14, AFORESAID, IN COOK COUNTY, ILLINOIS.

**PARCEL 4:**

LOTS 5 AND 6 IN DUNAS RESUBDIVISION OF LOT 114 IN WOLF, NELSON AND LEWINS' SUBDIVISION OF PART OF THE SOUTH 1/2 OF THE EAST 55 ACRES OF THE EAST 1/2 OF THE NORTHWEST 1/4 ALL IN SECTION 14, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT001023576, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS



CHICAGO:	1,275.00
CTA:	510.00
TOTAL:	1,785.00 *

13-14-127-026-1035 | 20200901609742 | 0-381-260-768

MAIL TO:

*Law Offices of Thomas J. Aloye*  
730 Park Street, Suite 120  
Naperville, IL 60563

Total does not include any applicable penalty or interest due.

SEND SUBSEQUENT TAX BILLS TO:

~~John Villasana and Lisa Iguchi~~  
4423 N. Lawndale Ave., #2A  
Chicago, IL 60625