

UNOFFICIAL COPY

Doc# 2108233241 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/23/2021 04:17 PM Pg: 1 of 4

Dec ID 20210301658112
ST/CO Stamp 0-117-537-808 ST Tax \$56.50 CO Tax \$28.25
City Stamp 0-353-862-160 City Tax: \$593.25



111
216 W 14179 SK

WARRANTY DEED

THIS INDENTURE WITNESSETH, that the Grantors, Nicole D. Joice and Michelle L. Davis, married to each other, of the City of Chicago, County of Cook and State of Illinois for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations, the receipt of which is hereby acknowledged, CONVEY and WARRANT TO 1436 Farwell LLC, of the City of Chicago, County of Cook and State of Illinois the following described real estate, to-wit:

UNIT NO. 2D, AS DELINEATED ON THE SURVEY OF LOT 12 IN BLOCK 40 IN ROGERS PARK, A SUBDIVISION IN SECTION 30, SECTION 31 AND SECTION 32, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS,

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION MADE BY NORA BUILDING CORPORATION, A CORPORATION OF ILLINOIS, RECORDED IN THE OFFICE OF THE RECORDER OF COOK COUNTY, ILLINOIS, AS DOCUMENT 19217779, TOGETHER WITH ITS UNDIVIDED PERCENT INTEREST IN SAID LOT 12 IN BLOCK 40 IN ROGERS PARK AFORESAID (EXCEPTING THEREFROM ALL THE PROPERTY AND SPACE KNOWN AS UNITS 1A, 2A, 2B, 2C, 2D, 3A, 3B, 3C, AND 3D AS SAID UNITS ARE DELINEATED ON SAID SURVEY)

Permanent Real Estate Index Number: 11-32-116-029-1005

* of 1436 W Farwell
2D
Chicago IL 60626

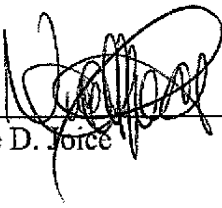
Address of Real Estate: 1436 W Farwell Ave, Unit 2D, Chicago, IL 60626

Subject to the following restrictions: a) all taxes and special assessments for the year 2020 and thereafter; b) zoning laws and ordinances; c) covenants, conditions, restrictions of record and easements for the use of public utilities; d) roads and highways; situated in, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

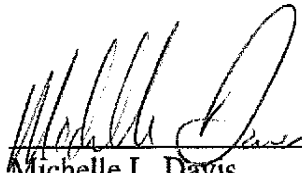
[SIGNATURE PAGE TO FOLLOW]

UNOFFICIAL COPY

Dated this 24 day of February, 2021



Nicole D. Joice



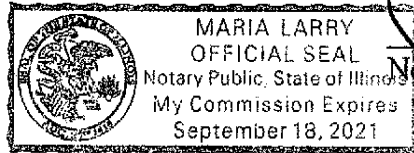
Michelle L. Davis

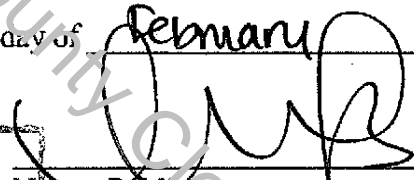
STATE OF ILLINOIS)

COUNTY OF COCK) ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT , Nicole D. Joice, personally known to me to be the same person whose name is subscribed to the foregoing instr ument, as having executed the same, appeared before me this day in person and acknowledged that she signed, sealed, 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 Notarial Seal this 24 day of February, 2021





Notary Public

Property of Cook County Clerk's Office

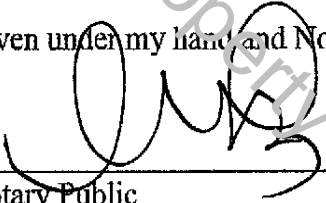
UNOFFICIAL COPY

STATE OF ILLINOIS)

COUNTY OF COOK) ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT , Michelle L. Davis, personally known to me to be the same person whose name is subscribed to the foregoing instrument, as having executed the same, appeared before me this day in person and acknowledged that she signed, sealed, 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 Notarial Seal this 24 day of February, 2021



Notary Public



This Instrument was prepared by:
Minchella & Associates, LTD
7538 St. Louis
Skokie, IL 60076

Future Tax Bills to:
~~David Chencinski~~
~~1436 West Farwell Ave, #2D~~
~~Chicago, IL 60626~~
1436 Farwell LLC
1928 W Irving Park Rd
Chicago, IL 60613

After recording return document to:
~~Adrienne Shreffler~~
~~The Real Property Law Group, P.C.~~
~~4653 N Milwaukee Ave.~~
~~Chicago, IL 60630~~
1436 Farwell LLC
1928 W. Irving Park Rd
Chicago IL 60613

UNOFFICIAL COPY

EXHIBIT A

Order No.: 21GNW141179SK

For APN/Parcel ID(s): 11-32-116-029-1005

UNIT NO. 2D, AS DELINEATED ON THE SURVEY OF LOT 12 IN BLOCK 40 IN ROGERS PARK, A SUBDIVISION IN SECTION 30, SECTION 31 AND SECTION 32, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS,

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION MADE BY NORA BUILDING CORPORATION, A CORPORATION OF ILLINOIS, RECORDED IN THE OFFICE OF THE RECORDER OF COOK COUNTY, ILLINOIS, AS DOCUMENT 19217779, TOGETHER WITH ITS UNDIVIDED PERCENT INTEREST IN SAID LOT 12 IN BLOCK 40 IN ROGERS PARK AFORESAID (EXCEPTING THEREFROM ALL THE PROPERTY AND SPACE KNOWN AS UNITS 1A, 2A, 2B, 2C, 2D, 3A, 3B, 3C, AND 3D AS SAID UNITS ARE DELINEATED ON SAID SURVEY)

Property of Cook County Clerk's Office