

# UNOFFICIAL COPY

Doc# 2110939393 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 04/19/2021 03:01 PM Pg: 1 of 3

## WARRANTY DEED INDIVIDUAL TO INDIVIDUAL

2128233 ①

Dec ID 20210301674687  
ST/CO Stamp 0-484-038-160 ST Tax \$243.00 CO Tax \$121.50  
City Stamp 1-101-792-784 City Tax: \$2,551.50

MAIL TO:

Grotto Law Offices  
655 W Irving Park Rd  
Unit 811  
Chicago, IL 60613

GRANTORS, Anna Grace Hershner, not married and not a party to a civil union, of the City of Chicago, County of Cook, and State of Illinois, for and in consideration of TEN and 00/100 Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency is hereby acknowledged, CONVEY(S) and WARRANT(S) to the GRANTEE, Andrew Jensen, a single person \*, the following described real estate situated in the County of Cook, State of Illinois to-wit: \* and Phillip Jensen and Tina Jensen, \* husband and wife, as joint tenants

\* 1734 W. Ohio St. SEE ATTACHED FOR LEGAL DESCRIPTION  
Chicago IL 60622

SUBJECT TO: General and special real estate taxes which are not yet due and payable; conditions, covenants and restrictions of record; building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the property.

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 forever.

Permanent Index Number: 17-07-214-064-1005  
Property Address: 1734 W. Ohio St., Unit 3S, Chicago, IL 60622

DATED this 24 day of March, 2021.

PRAIRIE TITLE  
6521 W. NORTH AVE.  
OAK PARK, IL 60452

Anna Grace Hershner  
Anna Grace Hershner

REAL ESTATE TRANSFER TAX		13-Apr-2021	
	COUNTY:	121.50	
	ILLINOIS:	243.00	
	TOTAL:	364.50	
17-07-214-064-1005   20210301674687   0-484-038-160			


REAL ESTATE TRANSFER TAX		13-Apr-2021	
	CHICAGO:	1,822.50	
	CTA:	729.00	
	TOTAL:	2,551.50 +	
17-07-214-064-1005   20210301674687   1-101-792-784			
Total does not include any applicable penalty or interest due.			

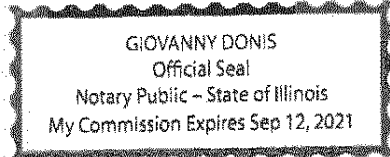
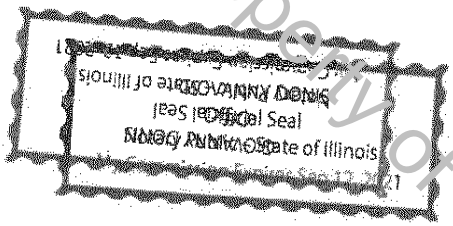
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STATE OF ILLINOIS     )  
  ) SS.  
COUNTY OF COOK     )

I, the undersigned, a Notary Public in and for said County in the State aforesaid DO HEREBY CERTIFY that the above named person(s) personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed sealed and delivered said instrument as his/her/their free and voluntary act for the uses and purposes herein set forth.

Given under my hand and official seal this 24<sup>th</sup> day of MARCH, 2021.

  
(SEAL) notary public



**This document prepared by:**  
Katharine Barr Tyler  
642 Duane Street  
Glen Ellyn, IL 60137

**Send future tax bills to:**  
Andrew Jensen UNIT  
2734 W OHIO ST. Apt 3S  
CHICAGO, IL 60622

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## LEGAL DESCRIPTION

### PARCEL 1:

UNIT 3S IN THE 1734 W. OHIO CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 83 IN HUNT'S SUBDIVISION OF BLOCK 15 IN CANAL TRUSTEE'S SUBDIVISION OF SECTION 7, 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 AS DOCUMENT NUMBER 97942879, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

### PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-3S AND STORAGE SPACE S-3S, LIMITED COMMON ELEMENTS, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 97942879, AS AMENDED FROM TIME TO TIME.

COMMONLY KNOWN AS: 1734 W. Ohio St., Unit 3S, Chicago, IL 60622

PERMANENT INDEX NUMBER: 17-07-214-064-1005

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