


# UNOFFICIAL COPY

WARRANTY DEED  
STATE OF ILLINOIS

  
\*21120451780\*

Doc# 2112045178 Fee \$88.00  
RHSP FEE:\$9.00 RPRF FEE: \$1.00  
KAREN A. YARBROUGH  
COOK COUNTY CLERK  
DATE: 04/30/2021 04:11 PM PG: 1 OF 4

*Above Space for Recorder's Use Only*

THE GRANTOR, CHERYL WILSON, AN UNMARRIED WOMAN, OF THE CITY OF CHICAGO, COUNTY OF COOK, STATE OF ILLINOIS, FOR AND IN CONSIDERATION OF TEN DOLLARS (\$10.00) AND OTHER GOOD AND VALUABLE CONSIDERATION IN HAND PAID,

CONVEYS AND WARRANTS TO OONA DICKER,


THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE COUNTY OF COOK, STATE OF ILLINOIS, TO WIT:



SEE ATTACHED LEGAL DESCRIPTION

PROPERTY ADDRESS: 4451 NORTH PAULINA STREET, UNIT E2, CHICAGO, ILLINOIS 60649-5348  
PERMANENT INDEX NUMBER(S): 14-18-223-031 1014

SUBJECT TO: GENERAL REAL ESTATE TAXES FOR THE YEAR 2021 AND SUBSEQUENT YEARS; BUILDING LINES AND USE OR OCCUPANCY RESTRICTIONS, COVENANTS AND CONDITIONS OF RECORD; ZONING LAWS AND ORDINANCES; EASEMENT FOR PUBLIC UTILITIES; ACTS OF THE GRANTOR; AND HEREBY RELEASING AND WAIVING ALL RIGHTS UNDER AND BY VIRTUE OF THE HOMESTEAD EXEMPTION LAWS OF THE STATE OF ILLINOIS.

THE DATE OF THIS DEED OF CONVEYANCE IS: March 9, 2021

REAL ESTATE TRANSFER TAX		29-Mar-2021
	CHICAGO:	2,756.25
	CTA:	1,102.50
	TOTAL:	3,858.75 *
14-18-223-031-1014   20210201638981   1-772-401-168		
* Total does not include any applicable penalty or interest due.		

REAL ESTATE TRANSFER TAX		29-Mar-2021
	COUNTY:	183.75
	ILLINOIS:	367.50
	TOTAL:	551.25
14-18-223-031-1014   20210201638981   0-430-223-888		

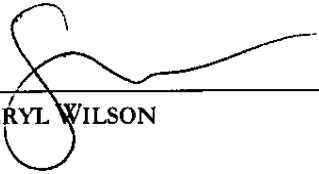
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2165C017437NA  
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Chicago Title

CW

# UNOFFICIAL COPY

  
 \_\_\_\_\_ (SEAL)  
**CHERYL WILSON**

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 **CHERYL WILSON**, IS PERSONALLY KNOWN TO ME TO BE THE SAME PERSON WHOSE NAME SELLER SUBSCRIBED TO THE FOREGOING INSTRUMENT, APPEARED BEFORE ME THIS DAY IN PERSON, AND ACKNOWLEDGED THAT SELLER SIGNED, SEALED AND DELIVERED THE SAID INSTRUMENT AS SELLER'S 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 \_\_\_\_\_ DAY OF MARCH, 2021.

\_\_\_\_\_  
**NOTARY PUBLIC**

MY COMMISSION EXPIRES: \_\_\_\_\_, \_\_\_\_\_.

This Instrument was Prepared By:	Send Subsequent Tax Bills to:	After Recording Mail To:
Ryan Law Group, Ltd. 2661 N. Lincoln Ave, Floor 1 Chicago, Illinois 60614	Oona Dicker 4451 N. Paulina St, Unit E2 Chicago, IL 60649-5348	<i>Oona Dicker</i> <i>4451 N. Paulina St</i> <i>Unit -E2</i> <i>Chicago, IL 60649</i>

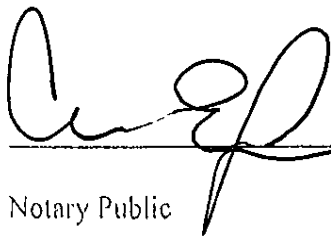
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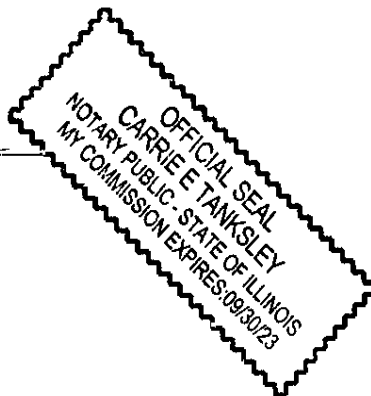
## Remote Notarization Certification

**Carrie Tanksley**

I, \_\_\_\_\_, a notary in and for the County of Cook, State of Illinois, hereby certify that while I was physically present in the state of Illinois, Cheryl Wilson (name/s of person/s), also physically present in the State of Illinois, appeared before me this day remotely, by use of communication technology which allowed the notary and the person(s) executing the document to communicate with each other simultaneously by audio-video communication, provided sufficient proof of his/her/their identity and signed the Warranty Deed (document) consisting of 2 pages, to which this Remote Notarization Certification page is attached to and made a part thereof.

Signed and Sworn to before me this 9 day Of March 2021

  
 \_\_\_\_\_  
 Notary Public



Commission Expires:

(Seal)

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## LEGAL DESCRIPTION

Order No.: 21GSC017437NA

For APN/Parcel ID(s): **14-18-223-031-1014**

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UNIT NUMBER E/2 IN THE REGENCY OF RAVENSWOOD CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED LAND:

LOTS 3, 4 AND 5 IN SPIRLMAN'S RESUBDIVISION OF LOTS 23 AND 24 IN BLOCK 21 IN RAVENSWOOD IN SECTION 18, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN;

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 92681440; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Office of Cook County Clerk's Office