

# UNOFFICIAL COPY

Doc# 2112420281 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 05/04/2021 09:42 AM Pg: 1 of 2

**THIS DOCUMENT PREPARED BY:**

William F. Knee  
103 W. Prospect Avenue  
Mount Prospect, IL 60056-2272

Dec ID 20210401607888  
ST/CO Stamp 0-037-207-568 ST Tax \$264.00 CO Tax \$132.00  
City Stamp 0-980-172-304 City Tax: \$2,772.00

**MAIL TAX BILL TO:**

Troy Smith  
4446 North Beacon Street, Unit 2  
Chicago, IL 60640

**MAIL RECORDED DEED TO:**

James R. Sethna  
217 N Jefferson Street, Suite 601  
Chicago, IL 60661

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**JOINT TENANCY WARRANTY DEED**  
Statutory (Illinois)

THE GRANTOR(S), Anthony M. Nielsen and E in T. Nielsen (fka Fowles), of the City of Chicago, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEY(S) AND WARRANT(S) to ~~Margaret S. Smith~~ and Troy L. Smith and Jared L. Smith, NOT as Tenants in Common but as Joint Tenants with right of survivorship, all their right, title, and interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

UNIT 4446-2 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE NORTH BEACON CONDOMINIUMS AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0527327087, IN SECTION 17, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 14-17-122-015-1014  
Property Address: 4446 North Beacon Street, Unit 2, Chicago, IL 60640

Subject, however, to the general taxes for the year of and thereafter, and all instruments, covenants, restrictions, conditions, applicable zoning laws, ordinances, and regulations of record.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemptions Laws of the State of Illinois.

TO HAVE AND TO HOLD said premises NOT in TENANCY IN COMMON but in JOINT TENANCY forever.

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Dated this 26th day of April, 2021

*Anthony M. Nielsen*  
Anthony M. Nielsen

*Erin T. Nielsen*  
Erin T. Nielsen (fka Fowles)

STATE OF ILLINOIS }  
COUNTY OF COOK } SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Anthony M. Nielsen and Erin T. Nielsen (fka Fowles), 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 the said instrument, as his/her/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 notarial seal, this 26th day of April, 2021.

*William F. Knee*  
Notary Public

My commission expires: 2/26/2022

