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**WARRANTY DEED
ILLINOIS STATUTORY
Individual to Individuals**

JT-21-1614 162



Doc# 2112519019 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 05/05/2021 10:56 AM PG: 1 OF 4

THE GRANTOR, JANE T. MICHAELS, a widowed woman, of San Jose, California, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration, in hand paid, CONVEY and WARRANT to GRANTEEES, PATRICK SLEVIN a single man and LINDSAY DEVALK single woman, of Chicago, Illinois, not as tenants in common but as joint tenants, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

* Joseph

See Legal Description attached as Exhibit 'A'

Common Address: 1200 West Monroe St. Apt. 613, Chicago, Illinois 60607
PIN: 17-17-105-070-1072

as well as all tenements, appurtenances, right of ways, privileges, license and easements thereunto belonging, if any.

SUBJECT TO: Subject to: (a) general real estate taxes not due and payable at the time of closing, (b) terms and provisions of the condominium declaration, plat, and bylaws and covenants, conditions and restrictions therein ("Declaration") recorded as document number 0315027090 and amendments thereto; (c) public and utility easements including any easements established by or implied from the Declaration or amendments thereto; (d) party wall rights and agreements; (e) limitations and conditions imposed by the Illinois Condominium Property Act; (f) installments due after the closing date pursuant to the Declaration; (g) covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the real estate; and (h) acts done or suffered by Grantees;

and hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated: May 3, 2021

JANE T. MICHAELS

REAL ESTATE TRANSFER TAX 05-May-2021



CHICAGO: 2,812.50
CTA: 1,125.00
TOTAL: 3,937.50 *

17-17-105-070-1072 | 20210501618523 | 0-524-607-760

* Total does not include any applicable penalty or interest due.

Warranty Deed - Individual

1

REAL ESTATE TRANSFER TAX 05-May-2021



COUNTY: 187.50
ILLINOIS: 375.00
TOTAL: 562.50

17-17-105-070-1072 | 20210501618523 | 1-850-024-208

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STATE OF CALIFORNIA)
)
COUNTY OF SANTA CLARA)

I, the undersigned, a Notary Public in and for said County and State aforesaid, **DO HEREBY CERTIFY**, that Jane T. Michaels, personally known to me to be the same person whose name is subscribed to the forgoing instrument, appeared before me this day in person and acknowledged that she signed and delivered the said instrument, as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and seal as of this ___ day of April, 2021.

(Notary Public)

CALIFORNIA COMPLIANT
NOTARY CERTIFICATE
ATTACHED

Prepared by:

Adam J. Feuer, Esq.
2846A N. Milwaukee Ave.
Chicago, Illinois 60618

After Recording, Mail To:

Matthew Heinlen, Esq.
Capron & Avgerinos, P.C.
55 W. Monroe St. Ste. 900
Chicago, IL 60603

Name and Address of Taxpayers:
Patrick Slevin and Lindsay DeValk
1200 W. Monroe St. Apt. 613
Chicago, Illinois 60607

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CALIFORNIA ALL PURPOSE ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA }

COUNTY OF Santa Clara }

On 04/26/2021 before me, Jessica Ko Notary Public,

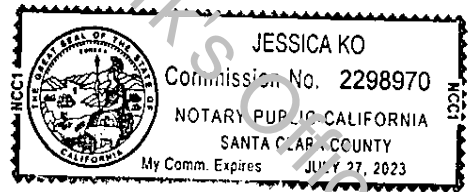
Date (here insert name and title of the officer)

personally appeared Jane T. Michaels

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature: [Handwritten Signature] (Seal)

OPTIONAL

Description of Attached Document

Title or Type of Document: Warranty Deed Number of Pages: _____

Document Date: 04/26/21 Other: _____

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Exhibit 'A'

Legal Description

For the premises commonly known as: 1200 W. Monroe St. Apt. 613 Chicago, IL 60607

Permanent Index Number: 17-17-105-070-1072

Legal Description:

UNIT 613 AND (TOGETHER WITH ITS PARKING SPACE: LIMITED COMMON ELEMENT PARKING SPACE NUMBER 111) AND PARKING SPACE UNIT IN THE METRO CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 13 AND 14 IN ASSESSOR'S DIVISION OF BLOCK 3 AND SUB-LOTS 2, 3 AND 4 IN ASSESSOR'S DIVISION OF LOT 1 IN BLOCK 3, LYING BELOW A HORIZONTAL PLANE OF +78.94 CITY OF CHICAGO OF CHICAGO DATUM, IN CANAL TRUSTEES SUBDIVISION OF THE WEST HALF OF THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THAT PART THEREOF LYING BELOW A HORIZONTAL PLANE OF +26.65 CITY OF CHICAGO DATUM AND LYING ABOVE A HORIZONTAL PLANE OF +15.35 CITY OF CHICAGO DATUM, DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 14; THENCE WEST ALONG THE SOUTH LINE OF SAID LOT 14, A DISTANCE OF 20.88 FEET TO THE POINT OF BEGINNING; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, A DISTANCE OF 28.34 FEET; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 10.20 FEET; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, A DISTANCE OF 26.46 FEET; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 24.53 FEET; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 15.98 FEET; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 2.07 FEET; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 38.82 FEET TO A POINT ON THE SOUTH LINE OF SAID LOTS 13 AND 14; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, A DISTANCE OF 36.80 FEET TO THE POINT OF THE BEGINNING, ALL IN COOK COUNTY, ILLINOIS,

WHICH SURVEY IS ATTACHED AS EXHIBIT (B) TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0315027090, AND AS AMENDED FROM TIME TO TIME TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.