

# UNOFFICIAL COPY

Doc#: 2112612209 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 05/06/2021 08:03 AM Pg: 1 of 4

Dec ID 20210401609471  
ST/CO Stamp 0-921-764-112 ST Tax \$520.00 CO Tax \$260.00  
City Stamp 1-789-690-128 City Tax: \$5,460.00

## WARRANTY DEED

*This instrument was prepared by:*  
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PTSP# 1 of 2

THE GRANTOR(S), MAX KLEKNER, a single man, OF THE VILLAGE OF CHICAGO, COUNTY OF COOK, STATE OF IL, for and in consideration of TEN (10) DOLLARS and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to THE GRANTEE (S), TAI DUNCAN, at 2221 N. LISTER AVENUE, UNIT 4A, CHICAGO, IL 60614

In the form of ownership:

(Sole ownership or Joint Tenancy with Right of Survivorship or Tenancy in Common or Tenancy by the Entirety)

All interest in the following described Real Estate situated in the COUNTY OF COOK in the State of Illinois, to wit:

UNIT NUMBER 4A AND UNIT P-1 IN TANNERY LOFT CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 18 THROUGH 20 IN BLOCK 5 IN FULLERTON'S ADDITION TO CHICAGO, IN THE NORTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 31, 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 99192692; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF 4A, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 99192692.

Property Index Numbers: 14-31-205-026-1018 AND 14-31-205-026-1019

Address of Real Estate: **2221 N. LISTER AVENUE, UNIT 4A, CHICAGO, IL 60614**

SUBJECT TO: GENERAL REAL ESTATE TAXES NOT DUE AND PAYABLE AT THE TIME OF CLOSING, COVENANTS, CONDITIONS, 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 REAL ESTATE.

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

DATED this 21 day of April, 2021

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MAX KLEKNER

STATE OF ILLINOIS )  
                                  ) SS.  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY that MAX KLEKNER known to me to be the same person(s) whose name is/are subscribed to the forgoing instrument, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their free and voluntary act and deed for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 21 day of April, 2021.

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



AFTER RECORDING, MAIL TO:

SEND SUBSEQUENT TAX BILLS TO:

Richard c. Spain  
Spain, Spain & Vernet PC  
33 N. Dearborn #2220  
Chicago, IL 60602

TAT Duncan  
2221 N. Center Ave #4A  
Chicago, IL 60614

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Property of Cook County Clerk's Office





<b>CHICAGO:</b>	3,900.00
<b>CTA:</b>	1,560.00
<b>TOTAL:</b>	5,460.00 *

14-31-205-026-1018 | 20210401609471 | 1-789-690-128

Total does not include any applicable penalty or interest due.

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Property of Cook County Clerk's Office

		<b>COUNTY:</b>	260.00
		<b>ILLINOIS:</b>	520.00
		<b>TOTAL:</b>	780.00
14-31-205-026-1018	20210401609471	0-921-764-112	