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Doc# 2113313025 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 05/13/2021 11:22 AM PG: 1 OF 5

REAL ESTATE TRANSFER TAX 12-May-2021



COUNTY: 0.00
ILLINOIS: 0.00
TOTAL: 0.00

14-32-406-015-1046 | 20200701628002 | 1-405-063-440

REAL ESTATE TRANSFER TAX 02-Mar-2021



CHICAGO: 0.00
CTA: 0.00
TOTAL: 0.00 *

14-32-406-015-1046 | 20200701628002 | 1-538-407-440

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

Commitment Number: 26526485
Seller's Loan Number: 5300303749

This instrument prepared by: Ross M. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law,
3805, Edwards Road, Suite 550, Cincinnati, Ohio 45209 (513) 247-9605.

After Recording Return To:
ServiceLink
1355 Cherrington Parkway
Moon Township, PA 15108

Mail Tax Statements To: William Kletter and Jaime Kletter: 1872 N Clybourn Ave., Unit
605, Chicago, IL 60614

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
14-32-406-015-1046

GENERAL WARRANTY DEED

Exempt: Section 35 ILCS 200/31-45(d): Deeds or trust documents that, without additional consideration, confirm, correct, modify, or supplement a deed or trust document previously recorded

William Kletter and Jaime Kletter F/K/A Jaime Ziegler, a married couple, whose mailing address is 1872 N Clybourn Ave., Unit 605, Chicago, IL 60614, hereinafter grantors, for \$0.00 (Zero Dollars and Zero Cents) in consideration paid, grants, with general warranty covenants to William Kletter and Jaime Kletter, a married couple, as tenants by the entirety, hereinafter grantees, whose tax mailing address is 1872 N Clybourn Ave., Unit 605, Chicago, IL 60614, the following real property:

Dwelling Unit No 605 and Parking Unit No. P-19 in Clybourn Lofts Condominium as
Delineated on a Survey of the Following Described Real Estate:

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Y-1
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Lots 1 to 4 Both inclusive and Lots 25 to 28 Both Inclusive in Blocks 5 in the Subdivision of Lots 1 and 2 in Block 8 in Sheffield's Addition to Chicago in Section 32 Township 40 North Range 14 East of the Third Principal Meridian; which Survey is attached as Exhibit "B" to the Declaration of Condominium Ownership Recorded as Document No. 27162456; together with its undivided percentage interest in the Common Elements, in Cook County, Illinois.

Assessor's Parcel No: 14-32-406-015-1046

Property Address is: 1872 N Clybourn Ave., Unit 605, Chicago, IL 60614

Prior instrument reference: 1729339035

Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the seller acquired title.

The real property described above is conveyed subject to general warranty covenants, the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantees forever.

Executed by the undersigned on APRIL 2, 2020:

William Kletter

William Kletter

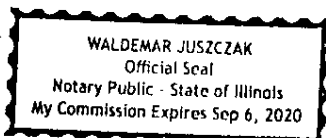
Jaime Kletter F/K/A Jaime Ziegler

Jaime Kletter F/K/A Jaime Ziegler

STATE OF IL
COUNTY OF COOK

The foregoing instrument was acknowledged before me on APRIL 2, 2020 by **William Kletter** and **Jaime Kletter F/K/A Jaime Ziegler** who are personally known to me or have produced D.C. as identification, and furthermore, the aforementioned persons have acknowledged that their signatures were their free and voluntary act for the purposes set forth in this instrument.

Waldemar JUSZCZAK
Official Seal
Notary Public
State of Illinois
My Commission Expires Sep 6, 2020



[Signature]
Notary Public

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in land trust is either a natural person, and Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

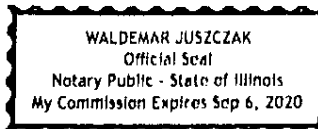
Dated APRIL 2, 2020

William Klettner
Signature of Grantor or Agent

Waldemar Juszcak
Official Seal
Notary Public - State of Illinois
My Comm. Exp. Sep. 2020

Subscribed and sworn to before

Me by the said WILLIAM KLETTNER
this 2 day of APRIL,
2020.



NOTARY PUBLIC [Signature]

The Grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois a partnership authorized to do business or entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

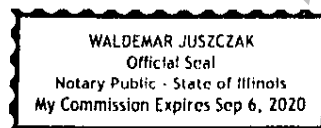
Date APRIL 2, 2020

William Klettner
Signature of Grantee or Agent

Waldemar Juszcak
Official Seal
Notary Public - State of Illinois
My Commission Expires Sep 6, 2020

Subscribed and sworn to before

Me by the said WILLIAM KLETTNER
This 2 day of APRIL,
2020.



NOTARY PUBLIC [Signature]

NOTE: Any person who knowingly submits a false statement concerning the identity of grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses. (Attach to deed or ABI to be recorded in Cook County, Illinois if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

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Plat Act Affidavit

STATE OF IL)

DOCUMENT NUMBER _____

) SS

COUNTY OF COOK)

I, (Name) WILLIAM KLETTNER, being duly sworn on oath, state that I/We own or are acting as the attorney in fact on behalf of the owner and state that this property 1872 North Clybourn Ave., Unit 605., Chicago, IL 60614, and the attached deed is not in violation of the Plat Act, Ch. 765 ILCS 205/1.1(b), as the provisions of this Act do not apply and no plat is required due to the following allowed exception (Circle the number applicable to the attached deed):

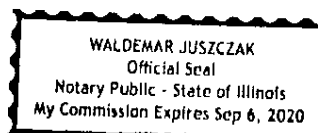
1. The division of subdivision of land into parcels or tracts of 5 acres or more in size which does not involve any new streets or easements of access;
2. The division of lots and blocks of less than 1 acre in any recorded subdivision which does not involve any new streets or easements of access;
3. The sale or exchange of parcels of land between owners of adjoining and contiguous land;
4. The conveyance of parcels of land or interests therein for use as a right of way for railroads or other public utility facilities and other pipe lines which does not involve any new streets or easements of access;
5. The conveyance of land owned by railroad or other public utility which does not involve any new streets or easements of access;
6. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use;
7. Conveyance made to correct descriptions in prior conveyances
8. The sale or exchange of parcels or tracts of land following the division into no more than 2 parts of a particular parcel or tract of land existing on July 17, 1959 and not involving any new streets or easements of access.
9. The sale of a single lot of less than 5 acres from a larger tract when a survey is made by an Illinois Registered Land surveyor; provided, that this exemption shall not apply to the sale of any subsequent lots from the same larger tract of land, as determined by the dimensions and configuration of the larger tract on October 1, 1973 and provided also that this exemption does not invalidate any local requirements applicable to the subdivision of land.
10. The conveyance of land does not involve any land division and is described in the same manner as title was taken by grantor(s).

AFFIANT further states that this affidavit is made for the purpose of inducing the recording of a Deed in the COOK COUNTY, ILLINOIS, to accept the attached deed for recording, and that all local requirements applicable to the subdivision of land are met by the attached deed and the land described therein.

SUBSCRIBED and SWORN to before me this 2 day of APRIL, 2020
William Klettner
 (Signature)

NOTARY: _____

(seal)



Waldemar Juszcak
 Notary Public State of Illinois
 My Commission Expires Sep 6, 2020

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MUNICIPAL TRANSFER STAMP
(If Required)

COUNTY/ILLINOIS TRANSFER STAMP
(If Required)

EXEMPT under provisions of Paragraph (d) Section 31-45, Property Tax Code.

Date: 4/2/2020

William Dettler

Buyer, Seller or Representative

Property of Cook County Clerk's Office