

# UNOFFICIAL COPY

**WARRANTY DEED**  
**Tenants in Common**



\*2113808108D\*

Doc# 2113808108 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 05/18/2021 11:38 AM PG: 1 OF 3

**MAIL TO:**

Mr. Paul Shandling  
Attorney at Law  
1872 North Clybourn, #608  
Chicago, IL 60614

**NAME & ADDRESS OF TAXPAYER:**

Will Bertoni and Mia Spitz  
1927 North Honore Street, #2A  
Chicago, IL 60622

THE GRANTORS, **ANDREW ROBERTS and CAITLIN HAGEDORN**, married to each other, and **JAMES HAGEDORN**, married to Jeanmarie Hagedorn, of the City of Chicago, County of Cook and State of Illinois, for the consideration of Ten and No/100 Dollars, and other good and valuable consideration in hand paid, CONVEY and WARRANT to **WILL BERTONI and MIA SPITZ**, 1872 North Clybourn, #201, Chicago, Illinois, as joint tenants, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

**PARCEL 1:**

**UNIT NUMBER 2A IN THE 1927 NORTH HONORE CONDOMINIUM ASSOCIATION, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:**

**THE NORTH 37 1/2 FEET OF THE SOUTH 62 1/2 FEET OF THE WEST 1/2 OF THAT PART OF LOT 3 LYING EAST OF HONORE STREET (EXCEPT THE SOUTH 1/2 FOOT, OF THE WEST 52 FEET) IN BLOCK 32 IN SHEFFIELD ADDITION TO CHICAGO IN THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.**

**WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0919631113; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.**

**PARCEL 2:**

**THE EXCLUSIVE RIGHT TO USE OF PARKING SPACE P-2, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 0919631113.**

P.I.N.: 14-31-403-059-1003

S Y  
P B  
S Y-1  
M \_\_\_\_\_  
SC \_\_\_\_\_  
E \_\_\_\_\_  
INT RH

218T00767LB RPS 102 RD

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Subject to: General real estate taxes not due and payable, covenants, conditions and restrictions of record, building lines and easements, if any, terms, provisions, covenants and conditions of the Declaration of Condominium and all amendments; public and utility easements including any easements established by or implied from the Declaration of Condominium or amendments thereto; party wall rights and agreements; limitations and conditions imposed by the Condominium Property Act; installments due after the date of closing of general assessments established pursuant to the Declaration of Condominium, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. To have and to hold said premises as Tenants in Common.

DATED this 31<sup>st</sup> day of March, 2021.

Andrew Roberts (SEAL)  
Andrew Roberts

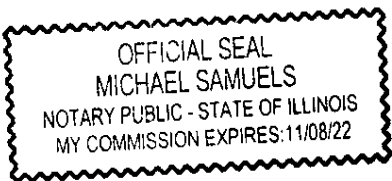
Caitlin Hagedorn  
Caitlin Hagedorn

James Hagedorn (SEAL)  
James Hagedorn

The above referenced real estate is not homestead property for Jeanmarie Hagedorn.

State of Illinois, County of Lake. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Andrew Roberts and Caitlin Hagedorn, married to each other,

personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act for the uses and purposes therein set forth, including the release and waiver of the right of homestead.



REAL ESTATE TRANSFER TAX		19-Apr-2021
CHICAGO:		3,056.25
CTA:		1,222.50
TOTAL:		4,278.75 *

14-31-403-059-1003 | 20210301675250 | 1-505-953-296

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

REAL ESTATE TRANSFER TAX		19-Apr-2021
COUNTY:		203.75
ILLINOIS:		407.50
TOTAL:		611.25

14-31-403-059-1003 | 20210301675250 | 2-042-824-208

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Given under my hand and official seal this 2<sup>ND</sup> day of APRIL, 2021.

Richard Samuels

Notary Public

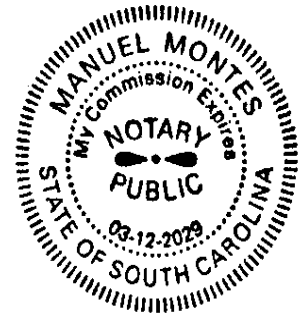
State of South Carolina, County of Charleston. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that James Hagedorn, married to Jeanmarie Hagedorn,

personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 official seal this 31 day of March, 2021.

[Signature]

Notary Public



This instrument was prepared by Michael Samuels, 420 Lake Cook Rd. #102, Deerfield, Illinois.

Address of Property:  
1927 North Honore Street, #2A  
Chicago, IL 60622

Property of Cook County Clerk's Office