

UNOFFICIAL COPY

Doc# 2118745164 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 07/06/2021 03:06 PM Pg: 1 of 2

WARRANTY DEED
Joint Tenancy
(Individual to Individual)

Stc 1270236
10F2
SM

Dec ID 20210601672359
ST/CO Stamp 0-075-435-280 ST Tax \$290.00 CO Tax \$145.00
City Stamp 0-688-755-984 City Tax: \$3,045.00


THE GRANTORS, JOHN G. KEDZIE and CATHERINE M. KEDZIE, husband and wife, of the City of Alamo, County of Contra Costa, State of California, for and in consideration of Ten Dollars, and other good and valuable consideration, in hand paid, CONVEY and WARRANT to MORIEL DANIEL, a single woman, of 4601 North Ravenswood, Chicago, Illinois 60640, and ROBERT S. DANIEL, a married man, not in Tenancy in Common and but in Joint Tenancy, the following described Real Estate situated in the County of Cook in the State of Illinois, to-wit:

Unit 404, P-114, P-115, and P-218, in Catalpa Gardens Condominiums, as delineated on a plat of survey of the following described tract of land: Lots 13 and 14 in Block 3 in John Lewis Cochran's Subdivision; that part of Lot 13 in Conrad Bristle Subdivision of Lot 17 of Block 3 in John Lewis Cochran's Subdivision aforesaid lying South of the North 46 feet thereof; and the Vacated Alley lying between said Lots 13 and 14 in Block 3 in John Lewis Cochran's Subdivision and that part of Lot 13 in Conrad Bristle Subdivision of Lot 17 of Block 3 in John Lewis Cochran's Subdivision aforesaid lying South of the North 46 feet thereof, in the West half of the Northeast quarter of Section 8, Township 40 North, Range 14 East of the Third Principal Meridian, which Plat of survey is attached as Exhibit "D" to the Declaration of Condominium ownership recorded July 30, 2007, as Document 0721103098, as amended from time to time, together with its undivided percentage interest in the common elements, all in Cook County, Illinois.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemptions Laws of the State of Illinois, if any. TO HAVE AND TO HOLD said premises not in tenancy in common, but in joint tenancy forever.



Permanent Real Estate Index Number(s): 14-08-200-042-1002, 14-08-200-042-1064, 14-08-200-042-1065, 14-08-200-042-1081

Address of Real Estate: 1122 W. Catalpa Avenue, Unit 404, P-114, P-115, P-218, Chicago, Illinois 60640

REAL ESTATE TRANSFER TAX	24-Jun-2021
 CHICAGO:	2,175.00
CTA:	870.00
TOTAL:	3,045.00 *

14-08-200-042-1002 | 20210601672359 | 0-688-755-984

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

REAL ESTATE TRANSFER TAX	24-Jun-2021
 COUNTY:	145.00
 ILLINOIS:	290.00
TOTAL:	435.00

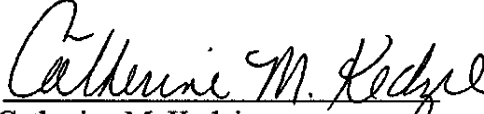
14-08-200-042-1002 | 20210601672359 | 0-075-435-280

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DATED this 10 day of June, 2021



John G. Kedzie




Catherine M. Kedzie

State of _____)
) SS
County of _____)

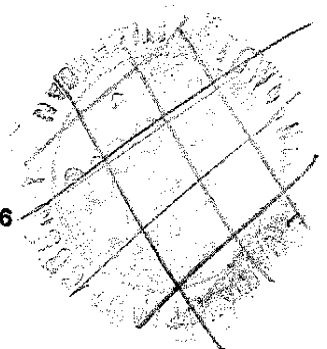
I, the undersigned, a Notary Public in and for said County in the State aforesaid, DO
HEREBY CERTIFY that JOHN G. KEDZIE and CATHERINE M. KEDZIE personally known
to me to be the same persons whose names are subscribed to the foregoing instrument, appeared
before me this day in person, and acknowledged 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.

Given under my hand and official seal,
this 10th day of June, 2021



NOTARY PUBLIC
Commission expires 1-12-_____, 2026.

JULIE NORTHRUP
Notary Public, State of Michigan
County of Ottawa
My Commission Expires Jan. 12, 2026
Acting in the County of Ottawa



MAIL TO:

Stephanie Greenberg
Greenberg & Sinkovits, LLC
161 N. Clark Street, 16th Floor
Chicago, Illinois 60601

Send Subsequent Tax Bills to:

Moriel Daniel
1122 W. Catalpa Ave., Unit 404
Chicago, Illinois 60640

This instrument was prepared by Kedzie Law Offices, P.C., 134 North LaSalle St., Suite 525,
Chicago, IL 60602 (312) 634-6900