UNOFFICIAL COPY

This document was prepared by:

Kristin L. Dunlap Horwood Marcus & Berk Chartered 500 W. Madison, Suite 3700 Chicago, Illinois 60661

After recording return to:

Steven M. Zuckerman Rosenson & Zuckerman LLC 19 South LaSalle Street, #900 Chicago, Illinois 60603

Mail tax bills to:

Daniel B. Schulson Danielle P. Schulson 2702 N. Racine Ave Chicago, Illinois 60614 Doc#. 2119646289 Fee: \$98.00 Karen A. Yarbrough

Cook County Clerk

Date: 07/15/2021 11:32 AM Pg: 1 of 3

Dec ID 20210601685905

ST/CO Stamp 1-325-268-240 ST Tax \$1,282.50 CO Tax \$641.25

City Stamp 1-328-962-832 City Tax: \$13,466.25

THE ABOVE SPACE FOR RECORDER'S USE ONLY

SPICIAL WARRANTY DEED

LAWRENCE J. FELLER and ELLEN B. ROTHENBERG, husband and wife (collectively, "Grantor"), for and in consideration of the sum of Ten and 00/100 Dollars (\$10.00) and other good and valuable consideration in hand paid, the receipt and sufficiency of such consideration being hereby acknowledged, Grantor hereby GRANTS, BARGAINS, SELLS AND CONVEYS to DANIEL B. SCHULSON and DANIELLE P. SCHULSON, husband and wife, as tenants by the entirety (collectively, "Grantec"), all interest in the following real estate situated in the County of Cook and State of Illinois, which is described on Exhibit A attached hereto and made a part hereof.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof: TO HAVE AND TO HOLD the Property, with the appurtenances thereto, unto Grantee and its successors and assigns.

Grantor, for itself, and its successors, does covenant, promise and agree, to WACPANT AND FOREVER DEFEND all and singular the Property unto Grantee, its successors and assigns, against every person whosoever lawfully claiming, or claim the same, or any part thereof, by through, or under Grantor but not otherwise subject, however, to: covenants, conditions and restrictions of record, public and utility easements; act done by or suffered through Grantee, all special governmental taxes or assessments confirmed and unconfirmed and general real estate taxes for 2020 2nd installment subsequent years.

[signature page to follow]

UNOFFICIAL COPY

IN WITNESS WHEREOF, the Grantor aforesaid has hereunto set his hand and seal this day of Lawrence J. Feller

Ellen B. Rothenberg

STATE OF ILLINOIS

SS:

COUNTY OF COOK

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Lawrence J. Feller and Ellen B. Rothenberg, 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.

Given under my hand and official seal, this Lay of July, 2021.

TAMMY A. DIMENNA
OFFICIAL SEAL
Notary Public, State of Illinois
My Commission Expires
January 08, 2022

Notary Public

UNOFFICIAL COPY

EXHIBIT A LEGAL DESCRIPTION

LOT 5 IN THE SUBDIVISION OF THE EAST 1/2 OF THE SOUTH 1/2 OF BLOCK 8 IN THE SUBDIVISION OF BLOCK 44 IN SHEFFIELD'S ADDITION IN THE SOUTHWEST 1/4 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Toology Of County Clerk's Office 2702 N. Racine Avenue, Chicago, Illinois 60614 Property Address:

PIN(s):