

Statutory (Illinois)
Tenants by Entirety

Doc# 2120707043 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 07/26/2021 06:27 AM Pg: 1 of 2

Dec ID 20210701605608
ST/CO Stamp 1-568-764-688 ST Tax \$258.00 CO Tax \$129.00
City Stamp 2-106-700-560 City Tax: \$2,709.00

THE GRANTOR(S), Edward J San Pedro, an unmarried man, of the County of Cook and State of Illinois, for the consideration of \$10.00 and other valuable consideration, in hand paid, does hereby CONVEY and WARRANT to Felipe Calubaquib and Joyce Calubaquib, not as tenants-in-common, ~~not as joint-tenants, but as tenants by the~~ ~~entirety~~ the following described Real Estate, situated in the County of Cook State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

ADDRESS OF PROPERTY: 1645 W Ogden Ave, Unit 325, Chicago, IL 60612
PROPERTY INDEX NUMBER: 17-18-215-019-1028 & 17-18-215-019-1233

SUBJECT ONLY TO THE FOLLOWING, IF ANY: covenants, conditions and restrictions of record so long as they do not interfere with Purchasers use and enjoyment of the property; general real estate taxes not yet due and payable at time of closing; zoning and building ordinances; public utility easements; party wall rights and agreements.

DATED June 14, 2021.

Edward J San Pedro

Edward J San Pedro



STATE OF ILLINOIS, COUNTY OF DuPage : SS

The undersigned, a Notary Public in State aforesaid, DO HEREBY CERTIFY that Edward J San Pedro, personally known to me to be the same person whose name subscribed to the forgoing 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 waiver of the right of homestead.

Given under my hand and official seal this June 14 2021, 2021

[Signature]
Notary Public

THIS INSTRUMENT PREPARED BY: Tracey A Rapp, 552 S Elizabeth St, Lombard. IL 60148

MAIL TO:
FELIPE CALUBAQUIB
89 S. JOSEPHINE ST
DES PLAINES, IL, 60016

MAIL SUBSEQUENT TAX BILLS TO:
Grantees address
Felipe Calubaquib
1645 W Ogden Ave, Unit 325
Chicago, IL 60612

EXHIBIT A

UNOFFICIAL COPY

LEGAL DESCRIPTION

Legal Description: UNIT 325 AND P4 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN PARAMOUNT LOFTS CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0603034034, AND AS AMENDED FROM TIME TO TIME, IN THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 17-18-215-019-1028 , 17-18-215-019-1033

Property Address: 1645 W Ogden Avenue Unit 325, Chicago, Illinois 60612

Property of Cook County Clerk's Office