

UNOFFICIAL COPY

Doc# 2121118002 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 07/30/2021 05:01 AM Pg: 1 of 2

Dec ID 20210701609763
ST/CO Stamp 1-794-497-296 ST Tax \$465.00 CO Tax \$232.50
City Stamp 0-787-340-048 City Tax: \$4,882.50

WARRANTY DEED Illinois Statutory

*Tenants by the
Entirety*

BN21058098 1 of 2

Property

THE GRANTOR(S) Sara G. Ruesewald and Joseph K. Ruesewald, wife and husband of 1748 North Francisco Avenue, Unit 1 Chicago, IL 60647, for and in consideration of ten dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to ~~Dan~~ Betcher and Claire Jolicoeur, *husband/wife* as Tenants by the Entirety of ~~Dan~~ DANIEL Chicago 60647, all interest in the following described Real Estate situated in the County of Cook in the State of IL, to wit: 2215 N. CAMPBELL AVE APT 4F



PARCEL 1: UNIT NUMBER 1 IN THE 1748 FRANCISCO CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: THE NORTH HALF OF LOT ONE (EXCEPT THE WEST 11 FEET THEREOF) IN BLOCK ELEVEN IN HANSBROUGH AND HESS' SUBDIVISION OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 13, 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 0821131055; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.


PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE G-1, LIMITED COMMON ELEMENT, AS DELINEATED AND DEFINED IN THE DECLARATION OF CONDOMINIUM AFORESAID

SUBJECT TO: Covenants, conditions and restrictions of record; Building lines and easements; General real estate taxes for the year 2020 and subsequent years

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 13-36-321-036-1001
Address(es) of Real Estate: 1748 North Francisco Avenue, Unit 1, Chicago, IL 60647

REAL ESTATE TRANSFER TAX		29-Jul-2021
	COUNTY:	232.50
	ILLINOIS:	465.00
	TOTAL:	697.50
13-36-321-036-1001 20210701609763 1-794-497-296		

REAL ESTATE TRANSFER TAX		29-Jul-2021
	CHICAGO:	3,487.50
	CTA:	1,395.00
	TOTAL:	4,882.50 *
13-36-321-036-1001 20210701609763 0-787-340-048		

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

Baird & Warner Title Services, Inc.
475 North Martingale
Suite 120
Schaumburg, IL 60173

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Dated this 7th day of July, 2021.

By *Sara G. Ruesewald*
Sara G. Ruesewald

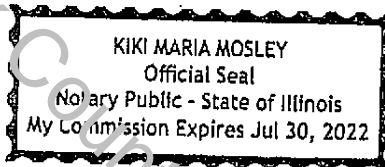
Joseph K. Ruesewald
Joseph K. Ruesewald

STATE of IL, COUNTY of Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Sara G. Ruesewald and Joseph K. Ruesewald personally known to me to be the same person(s) whose name(s) 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 7th Day of July 2021.

Kiki Maria Mosley
Notary Public



Prepared by:

Thomas M. Edgeworth
401 S. LaSalle St., Suite 1001A
Chicago, IL 60605

Mail to:

Dan Betcher & Claire Jolicoeur
1748 N Francisco unit 1
Chicago IL 60647

Name and Address of Taxpayer:
Dan Betcher and Claire Jolicoeur
1748 North Francisco Avenue, Unit 1
Chicago, IL 60647