

# UNOFFICIAL COPY

## WARRANTY DEED

CT 21NW1701312WA

THE GRANTOR,  
**BARTON TATE**, a  
married man, for and  
in consideration of  
TEN AND NO/100's  
DOLLARS (\$10.00)  
and other good and  
valuable  
consideration, in hand  
paid,

Doc#: 2122128194 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 08/09/2021 10:33 AM Pg: 1 of 3

Dec ID 20210801624262  
ST/CO Stamp 0-673-155-856 ST Tax \$123.00 CO Tax \$61.50  
City Stamp 1-956-382-480 City Tax: \$1,291.50

### **FOR RECORDER'S USE ONLY**

CONVEY AND WARRANT to **BRANDON BELL**, an unmarried man, of 1716 Highland Ave., Cincinnati, OH 45202, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

**LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF.**

**P.I.N.: 20-14-309-022-1009**

Grantor, for itself and its successors, further covenants, promises and agrees with Grantee, its heirs and assigns, that it has not done or suffered to be done anything so that the property is or may be in any manner encumbered or charged except as set forth in this Deed; and covenant further that they will warrant and defend the property against all persons lawfully claiming by, through or under them.

Subject to: General real estate taxes not due and payable at the time of Closing; covenants, conditions, and restrictions of record; and building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the Real Estate.

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

# UNOFFICIAL COPY

DATED effective the 27<sup>th</sup> day of July, 2021.

**SELLER**

*Barton Tate*

Barton Tate

STATE OF Kentucky )  
COUNTY OF Boone ) .ss

I, the undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **Barton Tate**, 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.

GIVEN under my hand and official seal this 20 day of July, 2021.

*Jessica Simpson*  
Notary Public



Prepared by: Raya D. Bogard, The Bogard Law Firm, LLC, 136 Francisco Terrace, Oak Park, IL 60302.

Mail subsequent tax bills to: Brandon Beli, 964 E. 62<sup>nd</sup> Street, Unit 3C, Chicago, IL 606372

After recording, please mail to: Crystal Siver, Crystal Siver Law, 1155 Willow Lane, Northbrook, IL 60062

# UNOFFICIAL COPY

## LEGAL DESCRIPTION

Order No.: 21NW1701312WH

For APN/Parcel ID(s): 20-14-309-022-1009

---

**PARCEL 1:**

UNIT 3C IN THE 964-66 EAST 62ND STREET CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 7 IN MARVIN A FARR'S SUBDIVISION OF LOT 26 IN SNOW DICKINSON'S SUBDIVISION OF BLOCKS 4, 5, AND 6 (EXCEPT THE NORTH 50 FEET THEREOF) IN CHARLES BUSBY'S SUBDIVISION OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 (EXCEPT 2 1/2 ACRES) OF SECTION 14, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0602445068, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN COMMON ELEMENTS; SITUATED IN COOK COUNTY AND STATE OF ILLINOIS.

**PARCEL 2:**

THE EXCLUSIVE RIGHT TO USE PARKING SPACE P-3, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 0602445068; SITUATED IN THE COUNTY OF COOK AND THE STATE OF ILLINOIS.

PROPERTY OF COOK COUNTY Clerk's Office