

# UNOFFICIAL COPY

## WARRANTY DEED

Doc# 2122212135 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 08/10/2021 11:30 AM Pg: 1 of 3

MAIL TO:

Michael Poulos  
Attorney At Law  
1724 Sherman Ave  
Evanston, IL 60201

Dec ID 20210701616127  
ST/CO Stamp 2-104-646-416 ST Tax \$445.00 CO Tax \$222.50  
City Stamp 0-722-762-512 City Tax: \$4,672.50

NAME & ADDRESS - TAXPAYER:

David Lulkin,  
611 So. Wells St.  
Unit 1003  
Chicago, Illinois 60607

**THE GRANTOR, JONATHAN CHINN, married to REGAN WESLEY CHINN, of the City of Falls Church, County of Fairfax, State of Virginia, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEYS AND WARRANTS TO**

**DAVID LULKIN, an unmarried person** and *Shaffee Lulkin, a single person*  
*not as tenants in common but as joint tenants forever*  
of the City of Chicago, County of Cook, State of Illinois the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

**SEE LEGAL DESCRIPTION ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE.**

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

TO HAVE AND TO HOLD said premises forever.

SUBJECT TO: Covenants, Conditions, Restrictions, and Easements of Record, and General Real Estate Taxes for the year 2020 and subsequent years.

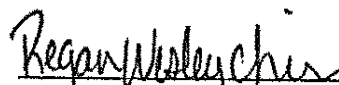
Permanent Index Number: 17-16-402-063-1031 and 17-16-402-063-1307

Property Address: 611 South Wells St, Unit 1003 and P-130, Chicago, Illinois 60607

Dated this 28<sup>th</sup> day of July, 2021

  
\_\_\_\_\_  
JONATHAN CHINN

Old Republic Title  
9601 Southwest Highway  
Oak Lawn, IL 60453  
21138226 1/2

  
\_\_\_\_\_  
REGAN WESLEY CHINN, for the sole  
purpose of the release of Homestead  
Rights of the State of Illinois

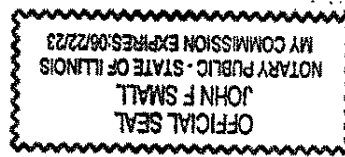
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STATE OF ILLINOIS ) ss  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, **JONATHAN CHINN and REGAN WESLEY CHINN, Husband and Wife**, 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 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 notarial seal this 28<sup>th</sup> day of July, 2021.

*John F. Small*  
NOTARY PUBLIC



My commission expires on JUNE 22, 2023.

This Instrument was prepared by John F. Small, 12820 So. Ridgeland, Suite A, Palos Heights, Illinois 60463.

REAL ESTATE TRANSFER TAX		04-Aug-2021
	COUNTY:	222.50
	ILLINOIS:	445.00
	TOTAL:	667.50
17-16-402-063-1031   20210701616127   2-104-646-416		

REAL ESTATE TRANSFER TAX		04-Aug-2021
	CHICAGO:	3,337.50
	CTA:	1,335.00
	TOTAL:	4,672.50 *
17-16-402-063-1031   20210701616127   0-722-762-512		

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

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## EXHIBIT "A"

### PARCEL 1:

UNIT NUMBERS 1003 AND P130 IN THE 611 S. WELLS STREET CONDOMINIUM, AS DELINEATED ON A SURVEY OF PART OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOTS 3, 4, 9, 10, 15 AND 16 (EXCEPT THE EAST 4 FEET OF SAID LOTS TAKEN FOR WIDENING OF ALLEY) IN THE SUBDIVISION OF BLOCK 101 IN SCHOOL SECTION ADDITION TO CHICAGO, IN SECTION 16, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED NOVEMBER 8, 2007 AS DOCUMENT NUMBER 0731215062, AS AMENDED FROM TIME TO TIME; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

### PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF STORAGE SPACE S60B, A LIMITED COMMON ELEMENT AS DELINEATED AND DEFINED IN THE DECLARATION OF CONDOMINIUM AFORESAID.

### PARCEL 3:

EASEMENTS FOR THE BENEFIT OF PARCELS 1 AND 2 FOR SUPPORT, INGRESS AND EGRESS, AND OTHER PURPOSES AS DESCRIBED AND DEFINED IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED NOVEMBER 8, 2007 AS DOCUMENT NUMBER 0731215061