

UNOFFICIAL COPY

Doc#: 2122442222 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/12/2021 02:39 PM Pg: 1 of 3

Dec ID 20210701689600
ST/CO Stamp 0-193-690-896 ST Tax \$182.50 CO Tax \$91.25
City Stamp 1-938-521-360 City Tax: \$1,916.25

FIRST AMERICAN TITLE
FILE # AF 1009499

1 of 3

WARRANTY DEED ILLINOIS STATUTORY

THE GRANTOR, Margaret Diaz, n/k/a Margaret Sanchez, a married person, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS AND WARRANTS to Francesco Russo and Isabella Heredia, as Joint tenants of the City of Chicago, State of Illinois, County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Exhibit 'A' attached hereto and made a part hereof

This is not homestead property for Seller

SUBJECT TO: covenants, conditions and restrictions of record, public and utility easements and roads and highways 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: 13-28-402-043-1004

Address of Real Estate:

Grantees' address

4958 W Parker Ave
Unit 2
Chicago, IL 60639

Dated this 25 day of June, 2021.

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Margaret Sanchez

Margaret Diaz, n/k/a Margaret Sanchez

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** Margaret Diaz, n/k/a Margaret Sanchez, 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 instrument as his free and voluntary act, for the uses and purposes therein set forth.

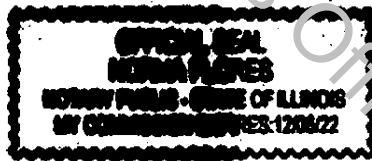
Given under my hand and notarial seal this 25 day of June 2021.

Norma Flores

Notary Public

My commission expires on 12/6, 2022.

Prepared By:
Steven R. Felton, Esq.
134 N LaSalle St Suite 1720
Chicago, Illinois 60602



Mail To:

Francesco G. Russo
Name & Address of Taxpayer: ↓

Francesco G. Russo
4958 W. Parker Ave Unit 2
Chicago, IL 60639

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EXHIBIT A

LEGAL DESCRIPTION

Legal Description: PARCEL 1:

UNIT 4958-2 IN THE PARKER PLACE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 25 AND 26 IN BLOCK 2 IN EDWARD F. KENNEDY'S RESUBDIVISION OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 28, 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 SEPTEMBER 13, 2006 AS DOCUMENT NUMBER 0625610022 AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-1, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE AFORESAID DECLARATION OF CONDOMINIUM, IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 13-28-402-043-1004 (Vol. 359)

Property Address: 4958 W Parker Ave #2, Chicago, Illinois 60639

RECORDED
INDEXED
SERIALIZED
FILED

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