

# UNOFFICIAL COPY

AG 1-1676 CM

## WARRANTY DEED ILLINOIS STATUTORY

Doc#: 2123646078 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 08/24/2021 10:27 AM Pg: 1 of 3

Dec ID 20210801640061  
ST/CO Stamp 1-123-989-264 ST Tax \$65.00 CO Tax \$32.50  
City Stamp 0-050-247-440 City Tax: \$682.50

Mail to:

Claudia Ramirez  
7337 S. South Shore Dr.  
Unit 1009  
Chicago IL 60649

Name & Address of Taxpayer:

Claudia Ramirez  
7337 S. South Shore Dr.  
Unit 1009  
Chicago IL 60649

(Space for Recorder's Use)

THE GRANTOR(S), SHARON WILSON, A SINGLE WOMAN

of the CITY of CHICAGO, County of COOK State of ILLINOIS  
for and in consideration of TEN DOLLARS DOLLARS

and other good and valuable consideration, in hand paid, CONVEY(S) and WARRANT(S) to

THE GRANTEE(S), CLAUDIA RAMIREZ

(Grantee's Address)

of the \_\_\_\_\_ of \_\_\_\_\_, County of \_\_\_\_\_ State of \_\_\_\_\_

in the form of ownership: Fee Simple

all interest in the following described real estate situated in the County of COOK, in the State of Illinois to wit:

SEE ATTACHED LEGAL DESCRIPTION

(NOTE: If additional space is required for legal, attach on a separate 8-1/2" x 11" sheet.)

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

Subject to: Covenants, conditions & restrictions of record; building lines & easements; property taxes not yet due and payable at time of closing

Permanent Index Number(s): 21-10-114-029-1105

30

Property Address: 7337 S. SOUTH SHORE DR., UNIT 1009, CHICAGO, IL. 60649

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Dated this 16th day of AUGUST, 2021

*Sharon Wilson*

(Seal)

(Seal)

SHARON WILSON

(Seal)

(Seal)

(NOTE: Please type or print names below all signatures.)

STATE OF Ill )  
COUNTY OF Cook ) ss

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT  
SHARON WILSON

personally known to me to be the same person(s) whose name(s) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/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 16th day of August, 2021  
*[Signature]*

Notary Public

(Seal)



My commission expires: 11/8/22

COUNTY, ILLINOIS TRANSFER STAMP

Name & Address of Preparer:  
Mitchell T. Mancione  
Chicagoland Property Law LLC  
5521 N. Cumberland Ave, #1120,  
Chicago, IL 60656

or  
Exempt under provisions of Paragraph \_\_\_\_\_  
Section 4, Real Estate Transfer Tax Act.  
Date: \_\_\_\_\_

Buyer, Seller or Representative

\*\* This conveyance must contain the name and address of the Grantee for tax billing purposes: (Chap. 55 ILCS 5/3-5020) and name and address of the person preparing the instrument (Chap. 55 ILCS 5/3-5022).

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## Legal Description

UNIT NUMBER 1009 IN LAKE TERRACE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:



LOTS 139, 140, 141, 144 AND 145 IN DIVISION 3 OF THE SOUTH SHORE SUBDIVISION OF THE NORTH FRACTIONAL 1/2 OF SECTION 30, TOWNSHIP 38 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, TOGETHER WITH THE RESUBDIVISION OF LOTS 1, 2, 4, 64, 66, 126, 127 AND 128 IN DIVISION 1 OF WEST FALL'S SUBDIVISION OF 208 ACRES BEING THE EAST 1/2 OF THE SOUTHWEST 1/4 AND THE SOUTHEAST FRACTIONAL 1/4 OF SECTION 30, TOWNSHIP 38 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, AS DOCUMENT NO. 25273623 AND REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS AS DOCUMENT NO. 3135646 TOGETHER WITH AN UNDIVIDED 0.27509% INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

Property Address:  
7337 S South Shore Dr Unit 1009  
Chicago, IL 60649

Pin: 21-30-114-029-1105

REAL ESTATE TRANSFER TAX		19-Aug-2021
	CHICAGO:	487.50
	CTA:	195.00
	<b>TOTAL:</b>	<b>682.50 *</b>
21-30-114-029-1105   20210801640061   0.050-247.440		

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

REAL ESTATE TRANSFER TAX		18-Aug-2021
	COUNTY:	37.50
	ILLINOIS:	55.00
	<b>TOTAL:</b>	<b>92.50</b>
21-30-114-029-1105   20210801640061   1-123-089-254		