

UNOFFICIAL COPY

WARRANTY DEED

Doc# 2123946211 Fee: \$98.00

Karen A. Yarbrough

Cook County Clerk

Date: 08/27/2021 11:18 AM Pg: 1 of 2

Dec ID 20210801639170

ST/CO Stamp 1-879-824-144 ST Tax \$767.50 CO Tax \$383.75

City Stamp 0-415-119-120 City Tax: \$8,058.75

WHEN RECORDED, MAIL TO:

Joanne Gleason

1583 N. Walnut Ave

Arlington Heights IL 60004

SEND SUBSEQUENT TAX BILLS TO:

Abigail Shreve

15 N. Racine Avenue, Unit 504

Chicago, Illinois ~~60657~~ 60607

GRANTORS, **Gerald M. Stevens** and **George Paciga**, married to each other, both of Chicago, Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY and WARRANT to the GRANTEE, **Abigail Shreve**, of Chicago, Illinois, all of their interest in the following described real estate in the County of Cook, in the State of Illinois: * an unmarried woman

SEE ATTACHED LEGAL DESCRIPTION

Permanent Index No.: 17-08-443-042 1057.

Property Address: 15 N. Racine Avenue, Unit 504, Chicago, Illinois 60607.

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

Subject to the following, if any: (1) General real estate taxes for the year ~~2020~~ ²⁰²¹ and installment and subsequent years; (2) covenants, conditions and restrictions of record; if any; (3) Purchaser's mortgages of record, if any; and (4) the Declaration of Condominium Ownership.

DATED this 5 Day of August, 2021.

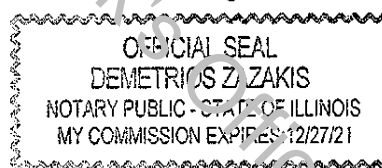
DATED this 5 Day of August, 2021.

Gerald M. Stevens
Gerald M. Stevens

George Paciga
George Paciga

STATE OF ILLINOIS

COUNTY OF COOK



I, the undersigned, a Notary Public, do hereby certify that GERALD M. STEVENS and GEORGE PACIGA, 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 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 notary seal, this 5th Day of August, 2021.

My commission expires 12/27/21

[Signature]
Notary Public

PREPARED BY: James D. Zazakis, Esq., 3832 N. Ashland Avenue, Suite 1S, Chicago, Illinois 60613

REAL ESTATE TRANSFER TAX

18-Aug-2021



CHICAGO:	5,756.25
CTA:	2,302.50
TOTAL:	8,058.75 *

17-08-443-042-1087 | 20210801639170 | 0-415-119-120

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

REAL ESTATE TRANSFER TAX

24-Aug-2021



COUNTY:	383.75
ILLINOIS:	767.50
TOTAL:	1,151.25

17-08-443-042-1087 | 20210801639170 | 1-879-824-144

ALTA COMMITMENT FOR TITLE INSURANCE SCHEDULE A

UNOFFICIAL COPY

ISSUED BY
STEWART TITLE GUARANTY COMPANY

Exhibit A - Legal Description

Unit Number 504 in Block "X" Condominium as delineated on a Survey of Part or Parts of the following described Parcel of Real Estate:

Parcel 1:

Lots 1 through 11 in Carpenter and Strong's Resubdivision of Lots 1 to 10 in Subdivision of Block 47 in Carpenter's Addition To Chicago, being a Subdivision of the Southeast 1/4 of Section 8, Township 39 North, Range 14 East of Third Principal Meridian, in Cook County, Illinois.

Parcel 2:

Lots 12, 13, 16, 17, 20, 21, and 24 in Carpenter's Resubdivision of Block 47 in Carpenter's Addition To Chicago, being a Subdivision of the Southeast 1/4 of Section 8, Township 39 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 3:

Lots 1 to 8 in the Subdivision of Lots 11, 14, 15, 18, 19, 22 and 23 in Carpenter's Resubdivision of Block 47 in Carpenter's Addition TO Chicago, being a Subdivision of the Southeast 1/4 of Section 8, Township 39 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

And All Public Alleys lying between the above referenced Parcel;

Which Survey is attached as an Exhibit to Declaration of Condominium recorded as Document 98977346 Together with its undivided percentage interest in the common elements.

The Exclusive right to use of Parking Spaces 101 & 102 a limited common element as depicted on Survey attached to the Condominium declaration as recorded as Document 98-977346.