

FIRST AMERICAN TITLE

FILE # 3107441
104

Doc#: 2124349246 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/31/2021 03:28 PM Pg: 1 of 2

WARRANTY DEED

THE GRANTOR (S)

Ana Moreno, a single woman

Dec ID 20210801651990
ST/CO Stamp 2-007-781-136 ST Tax \$17.00 CO Tax \$8.50
City Stamp 2-026-084-112 City Tax: \$178.50

for and in consideration
of TEN (\$10.00) DOLLARS,
and other valuable consideration
in hand paid, CONVEY AND WARRANT TO
Barry Winters, a single man

in the City of Chicago, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

UNIT P-5 IN BUENA POINTE CONT OMINIM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOTS 1 THROUGH 4 IN BLOCK 2 IN BUENA PARK, A SUBDIVISION OF THE SOUTHEAST QUARTER OF THE SECTION 17, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN. WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED FEBRUARY 26, 2004, AS DOCUMENT NO. 0405732139, AS AMENDED FROM TIME TO TIME, TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

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 in fee simple absolute

Permanent Real Estate Index Number(s): 14 17 403 056 1114

Address(es) of Real Estate: 4350 N. Broadway Parking Spot P-5 Chicago IL 60613

Subject to general taxes not due and payable at time of closing, covenants, conditions, and restrictions of record, building lines and public and utility easements, if any; acts done by or suffered through Buyer, existing leases and tenancies, if any; all special governmental taxes or assessments confirmed and unconfirmed, and general real estate not yet due and payable.

Ana Moreno (SEAL) _____ (SEAL)
Ana Moreno (AF) MIAMI-DASE (AF)
FLORIDA

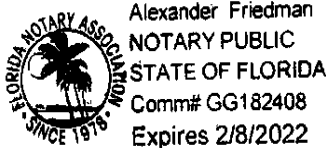
DATED: 08/17/21

State of Illinois, County of Cook ss.
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that

Ana Moreno and _____
is the person known to me to be the same person whose name 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, including the release and waiver of the right of homestead.

Given under my hand and official seal, this day

Alexander Friedman
Notary Public



This instrument was prepared by: TELLEZ AND ASSOCIATES, LTD., 2342 N. DAMEN, CHICAGO, IL 60647

MAIL TO: Carla Fessinger Grantee's Address / SEND SUBSEQUENT TAX BILL TO: Barry Winters
Morgan Law Group LLC 935 N. Broadway #002
55 W. Monroe #3700 Chicago, IL 60613
Chicago, IL 60603

UNOFFICIAL COPY

EXHIBIT A

LEGAL DESCRIPTION

Legal Description: UNIT P-5 IN BUENA POINTE CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOTS 1 THROUGH 4 IN BLOCK 2 IN BUENA PARK, A SUBDIVISION OF THE SOUTHEAST QUARTER OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED FEBRUARY 26, 2004, AS DOCUMENT NO. 0405732139, AS AMENDED FROM TIME TO TIME, TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 14-17-403-056-1114

Property Address: 4350 North Broadway Street, P-5, Chicago, Illinois 60613

Property of Cook County Clerk's Office