

UNOFFICIAL COPY

Doc#: 2125212060 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 09/09/2021 08:06 AM Pg: 1 of 3

Dec ID 20210601688189
ST/CO Stamp 2-080-599-312 ST Tax \$500.00 CO Tax \$250.00
City Stamp 1-526-521-104 City Tax: \$5,250.00

WARRANTY DEED ILLINOIS STATUTORY

(Individuals to Individuals)

(The Above Space for Recorder's Use Only)


THE GRANTORS, Matthew M. Beamer and Mackenzie J Drutowski, husband and wife, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable consideration in hand paid, CONVEY AND WARRANT to Svein Hoexter and Katherine Salley, AN UNMARRIED WOMAN of BREWSTER MA, all interest in the following described Real Estate situated in the County of Cook and State of Illinois, not as tenants in common, but as joint tenants, to wit: * AN UNMARRIED MAN

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Permanent Index Number(s): 14-16-302-032-1010



Property Address: 754 West Buena Avenue, Unit 3W, Chicago, IL 60613

SUBJECT TO: Covenants, conditions and restrictions of record, private and utility easements and roads and highways, general taxes for the year 2020 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s).

REAL ESTATE TRANSFER TAX	08-Jul-2021
 CHICAGO:	3,750.00
CTA:	1,500.00
TOTAL:	5,250.00 *

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

REAL ESTATE TRANSFER TAX	08-Jul-2021
 COUNTY:	250.00
 ILLINOIS:	500.00
TOTAL:	750.00

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Dated this 18th day of June, 2021.

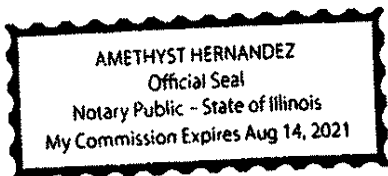
Matthew M. Beamer (Seal)
Matthew M. Beamer

Mackenzie J Drutowski (Seal)
Mackenzie J Drutowski

STATE OF IL)
) SS
COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY Matthew M. Beamer and Mackenzie J Drutowski, personally known to me to be the same people 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 18 day of June, 2021.



(Signature)
Notary Public

THIS INSTRUMENT PREPARED BY:
Manneris Law, P.C.
10661 South Roberts Road, Suite 107
Palos Hills, IL 60465

GRANTEES ADDRESS

MAIL TO:

SEND SUBSEQUENT TAX BILLS TO:

Tom Hawbeck
26 Belmont
Hinsdale IL 60521

Svein Hoexter and Katherine Salley
754 West Buena Avenue, Unit 3W
Chicago, IL 60613

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EXHIBIT A LEGAL DESCRIPTION

UNIT 3 WEST IN BUENA PARK CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 1 AND THE WEST 25 FEET OF LOT 2 IN BLOCK 4 IN WALLER'S ADDITION TO BUENA PARK IN SECTION 16, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED AS EXHIBIT A TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 25448084, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

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Property of Cook County Clerk's Office