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WARRANTY DEED ILLINOIS STATUTORY

Doc#: 2125607268 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 09/13/2021 09:30 AM Pg: 1 of 3

Dec ID 20210801639558
ST/CO Stamp 1-863-130-896 ST Tax \$411.00 CO Tax \$205.50
City Stamp 0-252-518-160 City Tax: \$4,315.50

(The Above Space for Recorder's Use Only)

THE GRANTORS Itai Avidov and Noam Avidov, married to each other, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEY AND WARRANT to Michael Clopton, and ~~person~~ and Emma Miller, ~~a husband and wife person~~, of 2232 N. Dickens Ave #1 Chicago IL 60647 as ~~Joint Tenants~~, the following described real estate situated in the County of Cook, in the State of Illinois, to wit: ~~* tenants by the entirety~~

SEE ATTACHED LEGAL DESCRIPTION

Permanent Index Number(s): 13-36-421-040-1181 and 13-36-421-040-1152
Property Address: 1740 North Maplewood Avenue, Unit 318, Chicago, IL 60647

and P-10-D

SUBJECT TO: Covenants, conditions and restrictions of record, utility easements and 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).

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


Dated this 17 day of August, 2021.

Itai Avidov

(Seal)



Noam Avidov

(Seal)

REAL ESTATE TRANSFER TAX	10-Sep-2021
 CHICAGO:	3,082.50
CTA:	1,233.00
TOTAL:	4,315.50 *

13-36-421-040-1181 | 20210801639558 | 0-252-518-160

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

REAL ESTATE TRANSFER TAX	10-Sep-2021
 COUNTY:	205.50
 ILLINOIS:	411.00
TOTAL:	616.50

13-36-421-040-1181 | 20210801639558 | 1-863-130-896

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STATE OF IL)
) SS,
COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Itai Avidov and Noam Avidov 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 in 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 17 day of August, 2021.

Albert M. Lies IV
Notary Public



THIS INSTRUMENT PREPARED BY
Drost Kivlahan McMahon & O'Connor LLC
11 South Dunton Ave
Arlington Heights, IL 60005

MAIL TO:
Michael Clopton and
Emma Miller
1740 N. Maplewood Ave
Unit 318
Chicago IL 60647

SEND SUBSEQUENT TAX BILLS TO:
Michael Clopton
1740 North Maplewood Avenue, Unit 318
Chicago, IL 60647

Property of Cook County Clerk's Office

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Exhibit A

UNIT 318 AND P-10-D TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN BUCK CITY LOFTS CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 0010923251, IN SECTION 36, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PIN: 13-36-421-040-1181, 13-36-421-040-1152

For Informational Purposes only: 1740 North Maplewood Avenue, Unit 318, Chicago, IL 60647

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