

UNOFFICIAL COPY

PT21-74978
1 of 2

Doc# 2126747077 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 09/24/2021 11:11 AM Pg: 1 of 3

Dec ID 20210801654285
ST/CO Stamp 2-044-784-400 ST Tax \$600.00 CO Tax \$300.00
City Stamp 0-164-163-344 City Tax: \$6,300.00

WARRANTY DEED ILLINOIS STATUTORY

Property of Cook County Clerk's Office

(The Above Space for Recorder's Use Only)

THE GRANTOR 943 W Montana Unit 3 LLC, an Illinois Limited Liability Company, of 1475 West Newcastle Court, Inverness, IL 60011, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS AND WARRANTS to Shane M. Mooney, a SINGLE man, of 107 Hillside Avenue, Prospect Heights, IL 60070, the following described real estate situated in the County of , in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Permanent Index Number(s): 14-29-427-070-1004

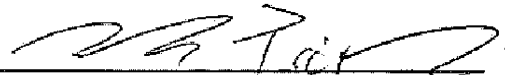
Property Address: 943 West Montana Street, Unit 3, Chicago, IL 60614

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

SUBJECT TO: covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due and payable at the time of Closing.

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Dated this 17 day of August, 2021.

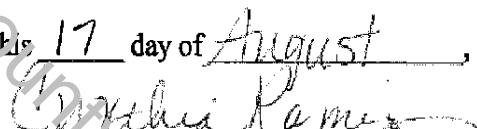
X 
943 W Montana Unit 3 LLC
By: Mark J. Piotrowski, Manager/Member

STATE OF Illinois)
) SS
COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Mark J. Piotrowski, Manager/Member of 943 W Montana Unit 3 LLC, known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the 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 notarial seal, this 17 day of August, 2021.




Notary Public

THIS INSTRUMENT PREPARED BY

Michelle Laiss
ATTORNEY AT LAW
1530 West Fullerton Avenue
Chicago, IL 60614

MAIL TO:
Anthony Demas
ATTORNEY AT LAW
5045 North Harlem Avenue
Chicago, IL 60656

SEND SUBSEQUENT TAX BILLS TO:

Shane M. Mooney
943 West Montana Street
Unit 3
Chicago, IL 60614

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EXHIBIT A LEGAL DESCRIPTION

Parcel 1:

Unit 3 in the 943 West Montana Condominiums, as delineated on the survey of the following described real estate:

Lot 43 in the Subdivision of the East 10 acres of Out Lot 19 in the Canal Trustees' Subdivision of the East 1/2 of Section 29, 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 number 0020011482; together with an undivided percentage interest in the common elements.

Parcel 2:

The exclusive right the use of Parking Space P-1, a limited common element as delineated on a survey attached to the Declaration aforesaid recorded as document number 0020011482.

14-29-427-070-1004