

# UNOFFICIAL COPY

WARRANTY DEED  
ILLINOIS STATUTORY

Doc#: 2127728354 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 10/04/2021 01:34 PM Pg: 1 of 3

Dec ID 20210901675304  
ST/CO Stamp 0-041-390-224 ST Tax \$600.00 CO Tax \$300.00  
City Stamp 1-197-707-408 City Tax: \$6,300.00

**FIRST AMERICAN TITLE**  
**FILE # AF1014433 1/2**

Preparer File: AF1014433  
FATIC No.: AF1014433

THE GRANTOR(S) Janna H. Dettmer, married to Marco A. Amaro, of the City of Chicago, County of Cook, State of IL and Michael H. Dettmer, of the City of Traverse City, County of Grand Traverse, State of MI for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to Patrick Gund, of 1500 W. Monroe Street 515, Chicago, IL 60607 of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

PARCEL 1: UNIT NUMBER 3 IN THE 1031 WEST MONROE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THE EAST 25.58 FEET OF THE NORTH 116.67 FEET OF THAT PART OF LOTS 6 AND 7 (EXCEPT THE SOUTH 12.00 FEET OF SAID LOTS) TAKEN AS A SINGLE TRACT IN ASSESSOR'S DIVISION OF SUB-LOT 1 OF LOT 1 IN BLOCK 13 OF CANAL TRUSTEES' SUBDIVISION OF THE WEST 1/2 AND THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 17 IN TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS AND THE EAST 26.64 FEET OF AFORESAID TRACT EXCEPTING THEREFROM THE NORTH 116.67 FEET THEREOF; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0624818016; AND AS AMENDED FROM FIVE TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE (EXCLUSIVE) RIGHT TO THE USE OF PARKING SPACE (P-2), A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 0624818016.

PARCEL 3: EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN DECLARATION OF EASEMENT RECORDED FEBRUARY 23, 2005 AS DOCUMENT NO. 0505439109.

SUBJECT TO: general real estate taxes for the year 2020 and subsequent years not due and payable at closing; 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; the Declaration of Condominium, if any, and all amendments thereto; any easements established by or implied from the said Declaration of Condominium or amendments thereto, if any, limitations and conditions imposed by the Illinois Condominium Property Act, if applicable; installments of assessments due after the date of closing and easements established pursuant to the Declaration of Condominium,



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

Permanent Real Estate Index Number(s): 17-17-211-041-1003

Address(es) of Real Estate: 1031 West Monroe Street 3  
Chicago, Illinois 60607

Dated this 29<sup>th</sup> day of September, 20 21

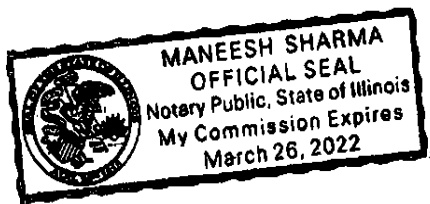
Janna H. Dettmer  
Janna H. Dettmer

Marco A. Amaro  
Marco A. Amaro

STATE OF ILLINOIS, COUNTY OF COV SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Janna H. Dettmer and Marco A. Amaro, personally known to me to be the same person(s) whose name(s) 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 official seal this 20 day of 09, 20 21



Notary Public



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Dated this 17<sup>th</sup> day of SEPTEMBER 20 21

[Signature]  
Michael H. Dettmer

STATE OF MICHIGAN, COUNTY OF Grand Traverse SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Michael H. Dettmer, personally known to me to be the same person(s) whose name(s) 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 official seal this 17<sup>th</sup> day of September, 20 21.

**KIMBERLY FLYNN**  
Notary Public, State of Michigan  
County of Grand Traverse  
My Commission Expires Jan. 11, 2025  
Acting in the County of Grand Traverse

[Signature]  
Notary Public

Prepared by:  
Dennis J. McNicholas, Ltd.  
325 S. Main Street 1N  
Lombard, IL 60148

Mail to:  
PATRICK GUND  
1031 West Monroe Street 3  
Chicago, IL 60607

Name and Address of Taxpayer:  
PATRICK GUND  
1031 West Monroe Street 3  
Chicago, IL 60607

