

UNOFFICIAL COPY

WARRANTY DEED GENERAL

Doc#: 2129147188 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 10/18/2021 03:37 PM Pg: 1 of 2

Dec ID 20210901686979
ST/CO Stamp 0-837-431-440 ST Tax \$575.00 CO Tax \$287.50
City Stamp 0-158-511-248 City Tax: \$6,037.50

THE GRANTORS, **KEVAN W. VENTURA and KALEY VENTURA**, husband and wife, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten and no/100ths Dollars (\$10.00) in hand paid, convey and warrant to **ARTHUR LECLERCQ**, a married man, of the City of Portland, County of Cumberland in the State of Maine, to wit:

UNIT 2 IN THE 1500 WEST SCHOOL STREET CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 46 IN BLOCK 1 IN SICKEL AND HUFMEYER'S SUBDIVISION OF THE SOUTH 1/2 OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 20, 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 95871236, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois. **SUBJECT TO:** General taxes for 2020 and subsequent years, Covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through buyer; all special governmental taxes or assessments confirmed and unconfirmed; homeowners or condominium association declaration and bylaws.

Permanent Real Estate Index Numbers: 14-20-320-045-1005.
Address of Real Estate: 1500 W. School Street, Unit 2, Chicago, IL 60657

Dated this 1ST day of October, 2021.



KEVAN W. VENTURA



KALEY VENTURA


2165T 281211L Chicago Title
1/2 m

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STATE OF ILLINOIS)
COUNTY OF COOK) SS:

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **KEVAN W. VENTURA** and **KALEY VENTURA** 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 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 27th day of September, 2021.



Notary Public



Prepared By: Barry M. Rosenbloom
BARRY M. ROSENBLOOM, LTD.
1411 McHenry Road, Suite 125
Buffalo Grove, IL 60089

Mail To: Deborah S. Ashen
Ashen Law Group
217 N. Jefferson Street, Suite 601
Chicago, IL 60661

Name and Address of Taxpayer/Address of Property:
Arthur Leclercq
1500 W. School Street, Unit 2
Chicago, IL 60657