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21294330060

Doc# 2129433006 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 10/21/2021 09:24 AM PG: 1 OF 5

WARRANTY DEED ILLINOIS STATUTORY

760475 1/2

Citywide Title Corporation
111 W. Washington Street
Suite 1280
Chicago IL 60602

THE GRANTOR(S)

Charles Arnold and Abigail Arnold a/k/a Abigail Michaud, husband and wife as joint tenants

of the City of Chicago, County of Cook, State of IL, for and in consideration of \$10.00 (Ten and 00/100) dollar(s), and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to

Eric Steinhardt

of 850 W Adams St. #4E 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:

See Exhibit "A" attached hereto and made a part hereof

Subject to 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, if any; and general real estate taxes not yet due and payable at the time of Closing.

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): 17-05-312-014-1003

Address(es) of Real Estate: 1034 N Milwaukee Ave Unit 3, Chicago, IL 60642

Dated this 21 day of October, 2021.

Abigail Arnold

Charles Arnold

S Y
P 5
S Y-1
SC
INT BY

This property is not homestead as to the Grantor(s)

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STATE OF Illinois COUNTY OF Cook

I, the undersigned, a Notary Public in and for said County, in the State aforsaid, CERTIFY THAT

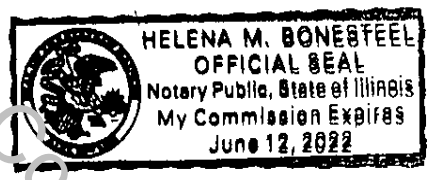
Charles Arnold and Abigail Arnold

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 2nd day of October, 2021.

Helena Bonesteel (Notary Public)

Prepared by:
Peter L. Berk
55 W Wacker Drive Suite 1400
Chicago, IL 60601



Mail to:
Beth M. Schillen
211 W Wacker Drive Suite 550
Chicago, IL 60606

Name and Address of Taxpayer:
Eric Steinhardt
1034 N Milwaukee Ave Unit 3
Chicago, IL 60642

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EXHIBIT "A"

PARCEL 1:

UNIT 3 IN NOBLE FLATS CONDOMINIUM IN THE SOUTHWEST 1/4 OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED APRIL 23, 1996 AS DOCUMENT NO. 96304384, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS, WOOD DECK AND PARKING GARAGE AS CREATED BY GRANT OF EASEMENT RECORDED AS DOCUMENT NO. 96304385, THE EXCLUSIVE USE OF GARAGE SPACE G-2 ON SAID EASEMENT IS ASSIGNED BY THE DECLARATION AND PLAT ATTACHED THERETO RECORDED AS DOCUMENT NO. 963304384.

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REAL ESTATE TRANSFER TAX

15-Oct-2021



CHICAGO:

4,642.50

CTA:

1,857.00

TOTAL:

6,499.50 *

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

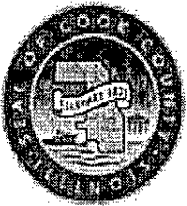
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REAL ESTATE TRANSFER TAX

15-Oct-2021



COUNTY:	309.50
ILLINOIS:	619.00
TOTAL:	928.50

17-05-312-014-1003

| 20210901638577 | 0-294-377-616