

UNOFFICIAL COPY

Doc#: 2135449176 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 12/20/2021 04:03 PM Pg: 1 of 4

Dec ID 20211201669311
ST/CO Stamp 0-149-811-856 ST Tax \$470.00 CO Tax \$235.00
City Stamp 1-529-475-728 City Tax: \$4,935.00

Warranty Deed

ILLINOIS

11/2

FIDELITY NATIONAL TITLE

SC 20027091

Above Space for Recorder's Use Only

THE GRANTOR, Lauren M. Smith, an unmarried woman, of 1813 South Clark Street, Unit J21, Chicago, Illinois 60616, for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS AND WARRANTS to Terence E. Imbery and Kelly Huang, husband and wife, of 1620 South Michigan Avenue, Chicago, Illinois 60616, not as Tenants in Common, and not as Joint Tenants, but rather as Tenants by the Entirety, the GRANTEES, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit: See attached Exhibit "A"

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

SUBJECT TO: General real estate taxes for 2019 and subsequent years; covenants, conditions and restrictions of record; building lines and easements, if any.

For the premises commonly known as: 1813 South Clark Street, Unit J21, Chicago, Illinois 60616
Permanent Real Estate Index Number: 17-21-407-017-1021

The date of this deed of conveyance is AUG 10th, 2020.

(SEAL) Lauren M. Smith

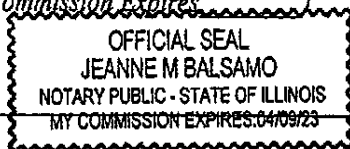
State of Illinois)
) SS
County of Lake)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Lauren M. Smith is personally 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 she signed, sealed and delivered the said instrument as her free and voluntary act, for the use and purpose therein set forth, including the release and waiver of the right of homestead.

(Impress Seal Here)

Given under my hand and official seal AUG 10th, 2020

(My Commission Expires)



Jeanne M Balsamo
Notary Public

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EXHIBIT "A" LEGAL DESCRIPTION

For the premises commonly known as: 1813 South Clark Street, Unit J21, Chicago, Illinois 60616
Permanent Real Estate Index Number: 17-21-407-017-1021

PARCEL 1: UNIT J-21 IN THE DEARBORN VILLAGE III CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PART OF BLOCK 17 IN CANAL TRUSTEE'S NEW SUBDIVISION OF BLOCKS IN THE EAST FRACTIONAL 1/4 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND PART(S) OF VACATED FEDERAL STREET, WHICH SURVEY IS ATTACHED AT EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 99533893, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN COMMON ELEMENTS. ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF JP-21, A LIMITED COMMON ELEMENT AS DELINEATED ON A SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 99533893.

PARCEL 3: NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS TO PARCEL 1 AND 2 FOR THE VEHICULAR AND PEDESTRIAN TRAFFIC OVER AND UPON THE FOLLOWING DESCRIBED REAL ESTATE (WHICH EASEMENT SHALL TERMINATE UPON THE SUBMISSION OF THE FOLLOWING LEGALLY DESCRIBED PROPERTY TO THE ILLINOIS CONDOMINIUM ACT BY AMENDMENT TO DEARBORN VILLAGE III CONDOMINIUM DECLARATION AS AN ADD-ON PARCEL): SAID REAL ESTATE DESCRIBED AS FOLLOWS. LOTS 2 THROUGH 7 IN BLOCK 17 IN CANAL TRUSTEE'S NEW SUBDIVISION OF BLOCKS IN THE EAST FRACTIONAL 1/4 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS AND THE WEST 1/2 OF VACATED S. FEDERAL STREET WHICH LIES SOUTH OF THE NORTH LINE OF LOT 2 AND NORTH OF THE SOUTH LINE OF LOT 7 IN BLOCK 17 IN CANAL TRUSTEE'S NEW SUBDIVISION OF BLOCKS IN THE EAST FRACTIONAL 1/4 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY ILLINOIS.

Grantees Address/

This instrument was prepared by
Joseph P. Hudetz, Esq.
Kelleher & Buckley, LLC
102 S. Wynstone Park Drive
North Barrington, IL 60010

Send subsequent tax bills to:
Terence Edward Imbery and
Kelly Huang
1813 S. Clark Street, Unit J21,
Chicago, Illinois 60616

Recorder-mail recorded document
to:
Joanne Fehn, Esq.
120 South Riverside
Chicago, Illinois 60606

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CHICAGO:	3,525.00
CTA:	1,410.00
TOTAL:	4,935.00 *



17-21-407-017-1021 | 20211201669311 | 1-529-475-728

Total does not include any applicable penalty or interest due.

Property of Cook County Clerk's Office

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		COUNTY:	235.00
		ILLINOIS:	470.00
		TOTAL:	705.00
17-21-407-017-1021		20211201669311	0-149-811-856