

UNOFFICIAL COPY

A21-524 AB

WARRANTY DEED

Mail Document to:

Spina McGuire & Carol AC
7610 W. North Ave
4142
Elmwood Park IL 60707

Doc# 2201007276 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/10/2022 04:14 PM Pg: 1 of 2

Dec ID 20211201682577
ST/CO Stamp 1-363-576-464 ST Tax \$181.00 CO Tax \$90.50

Mail Tax Bill to:

Carolyn Sprinchorn
1038 Superior St Unit 2W
Oak Park, IL 60202

The above space for recorder's use only

THE GRANTOR(S), ^{a single woman} ~~Natalie Cortez~~, and in consideration of the sum of Ten and no/100ths Dollars (\$10.00), and other good and valuable considerations, in hand paid, Convey(s) and Warrant(s) to **Carolyn Sprinchorn**, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED

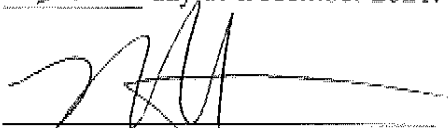
PIN #: 16-07-102-036-1004

Property Address: 1038 Superior St, Unit 2W, Oak Park IL

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.

hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois. TO HAVE AND TO HOLD said premises, forever.

In Witness Whereof, the Grantor aforesaid have hereunto set their hand and seal(s) this 30th day of December 2021.



Natalie Cortez

Real Estate Transfer Tax

\$1,448.00



7525

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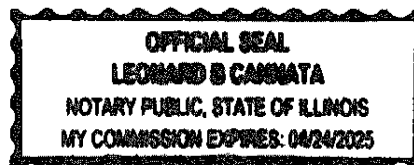
State of Illinois)
County of Cook)

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, do hereby certify that, **Natalie Cortez** is 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 notarial seal this 30th day of December 2021

Subscribed and Sworn to Before
me this 30th day of December 2021



NOTARY PUBLIC



LEGAL DESCRIPTION

PARCEL 1: UNIT 2W IN SUPERIOR STREET CONDOMINIUM AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING TRACT OF LAND: THE EAST 50 FEET OF LOT 9 AND THE EAST 50 FEET OF THE SOUTH 34 FEET OF LOT 10 IN E.O. CALES' SUBDIVISION OF BLOCK 4 IN KETTLESTRING'S ADDITION TO HARLEM, BEING A SUBDIVISION OF THE NORTHERN PART OF THE NORTHWEST 1/4 OF SECTION 07, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED OCTOBER 01, 2004 AS DOCUMENT NUMBER 0427544007 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF GARAGE SPACE G-1 AND STORAGE SPACE S-2W, A LIMITED COMMON ELEMENT AS DEFINED AND SET FORTH IN SAID DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0427544007, IN COOK COUNTY, ILLINOIS.

PIN #: 16-07-102-036-1004

Property Address: 1038 Superior St, Unit 2W, Oak Park, IL

This instrument prepared by:
Thomas J. Brescia
801 N. Cass Avenue
Suite 201
Westmont, Illinois 60559
(630) 325-1122

REAL ESTATE TRANSFER TAX		03-Jan-2022
COUNTY:	ILLINOIS	90.50
TOTAL:		181.00
		271.50
16-07-102-036-1004		20211201682577 1-363-576-464