

UNOFFICIAL COPY

Doc#. 2201412021 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/14/2022 06:20 AM Pg: 1 of 2

WARRANTY DEED

MAIL TO:

BEATA VALENTE
5911 W. HIGGINS AVE.
CHICAGO, IL 60630

Dec ID 20211201674112
ST/CO Stamp 1-609-718-416 ST Tax \$275.00 CO Tax \$137.50
City Stamp 1-669-814-928 City Tax: \$2,887.50

NAME & ADDRESS OF TAXPAYER/GRANTEE:

PIOTR W. NIZIORSKI
950 W. LELAND AVE., UNIT 502,
CHICAGO, IL 60640

216 NW 134177WC
1/3
THIS INDENTURE WITNESSETH,

That the Grantor, EILEEN SAVINO, a single person, for and in consideration of Ten and no/hundredths Dollars (\$10.00), and other good and valuable consideration in hand paid, conveys and warrants unto: PIOTR W. NIZIORSKI, the following described real estate in to-wit:

PARCEL 1: UNIT NO. 502 AND P-37, IN SHERIDAN PLACE IN UPTOWN CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: THAT PART OF LOTS 20 AND 21 (TAKEN AS A TRACT) IN JOSEPH A. W. REES SUBDIVISION OF THE SOUTH 10 RODS OF THE NORTH 40 RODS OF THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED JUNE 4, 2007 AS DOCUMENT NO. 0715515066, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH AND DEFINED IN THE DECLARATION OF COVENANTS, RESTRICTIONS AND EASEMENTS RECORDED AS DOCUMENT NO. 0715515065 FOR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.

14-17-206-076-1017 AND 14-17-206-076-1030

C/K/A: 950 W. LELAND AVE., UNIT 502, CHICAGO, IL 60640

Subject to: General real estate taxes not due and payable at the time of 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.

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 has hereunto signed and delivered this instrument this
15th day of December, 2021.

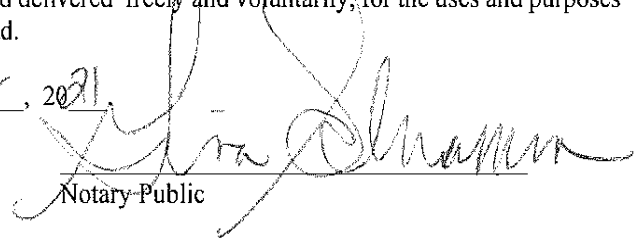
Eileen Savino
EILEEN SAVINO

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State of Illinois)
) SS.
 County of Cook)

I, the undersigned, a Notary Public in and for said County in the State aforesaid, do hereby certify that the grantor, EILEEN SAVINO, a single person, 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 this instrument was signed and delivered freely and voluntarily, 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 15th day of December, 2021.



Notary Public



COOK COUNTY - ILLINOIS TRANSFER STAMP

EXEMPT UNDER PROVISIONS OF PARAGRAPH _____
 SECTION 31-45 OF THE REAL ESTATE TRANSFER TAX LAW.

DATE: _____

Municipal Stamp

Cook County Clerk's Office

THIS INSTRUMENT WAS PREPARED BY:
 Gregory Catrambone
 Law Office of Gregory Catrambone, P.C.
 10555 W. Cermak Road
 Westchester, Illinois 60154
 (708) 562-1191