

UNOFFICIAL COPY

Doc#: 2206716058 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/08/2022 04:17 PM Pg: 1 of 2

WARRANTY DEED

THE GRANTORS, BRIAN RUST
and KATHERINE RUST, husband and
wife of the County of Berrien, State of Michigan,
for and in consideration of
TEN and no/100 (\$10.00) DOLLARS,
to the undersigned in hand paid,

Dec ID 20220301642289
ST/CO Stamp 1-859-151-248 ST Tax \$675.00 CO Tax \$337.50
City Stamp 0-703-899-024 City Tax: \$7,087.50

CONVEY AND WARRANT to

JOSEPH MICHAEL BUZZELLI AND CAMERON VANARK SMITH

Not as tenants in common but as Joint Tenants with Rights of Survivorship

the following described Real Estate, to wit:

PARCEL 1:

UNIT 1 IN THE 724 W. BRIAR PLACE CONDOMINIUM AS DELINEATED ON A
SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 34 IN R.R. CLARKE'S ADDITION TO LAKE VIEW, A SUBDIVISION OF
PART OF LOT 1 IN BICKERDIKE AND STEEL'S SUBDIVISION OF THE WEST 1/2
OF THE NORTHWEST 1/4 OF SECTION 28, TOWNSHIP 40 NORTH, RANGE 14
EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS,

WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM
RECORDED AS DOCUMENT 99392707, TOGETHER WITH ITS UNDIVIDED
PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-1, LIMITED
COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE
DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 99392707.

Subject to any covenants, conditions, and restrictions of record; public and utility
easements; acts done or suffered through Buyer; ~~all special governmental taxes or
assessments confirmed or unconfirmed;~~ condominium declaration and bylaws, if any; and
general real estate taxes not due and payable at the time of closing.

Tax Identification Number: 14-28-100-038-1001
Commonly known as: 724 West Briar Pl., Unit 1, P-1, Chicago, IL 60657

situated in the County of Cook, in the State of Illinois, hereby releasing and waiving all
rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Chicago Title 22 SA 365 7144 NA 10/21/22

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TO HAVE AND TO HOLD the above premises forever,

DATED this 17th day of February, ~~2021~~ 2022

Brian Rust
BRIAN RUST

Katherine Rust
KATHERINE RUST

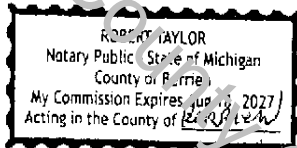
State of MICHIGAN }
County of BERNEN } ss.

I, Robert Taylor, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that BRIAN RUST, personally know 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 he signed, sealed and delivered the said instrument as His free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal this 17th day of February, 2022

Robert Taylor
A Notary Public

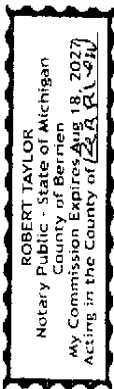
State of MICHIGAN }
County of BERNEN } ss.



I, Robert Taylor, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that KATHERINE RUST, personally know 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 uses and purposes therein set forth.

GIVEN under my hand and official seal this 17th day of February, 2022

Robert Taylor
A Notary Public



Prepared by Michael J. Simon, Esq., 1515 West Lunt Avenue, Chicago, IL 60626 ☎(773)761-8393

MAIL TO:

SEND SUBSEQUENT TAX BILLS TO:

Joseph Buzzelli + Cameron Smith
~~724 B...~~ 724 W
Bnar Pl
Unit 1
Chicago, IL
60657

Joseph Buzzelli + Cameron Smith
724 W Bnar Pl
Unit 1
Chicago, IL 60657