

# UNOFFICIAL COPY

Doc#: 2208133067 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 03/22/2022 11:47 AM Pg: 1 of 2

Dec ID 20220201633672  
ST/CO Stamp 1-364-217-232 ST Tax \$670.00 CO Tax \$335.00  
City Stamp 1-969-720-720 City Tax: \$7,035.00

*22N0714 8084SK 1/2*

**WARRANTY DEED  
ILLINOIS STATUORY**

THE GRANTOR Briere Douc, a single man, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY and WARRANT to Landon Petersen and Leah R. Springer, as TENANTS IN COMMON, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

PARCEL 1: *\* OF CHICAGO, ILLINOIS*

THE WEST 15 FEET OF THE EAST 83.66 FEET OF LOTS 15, 16 AND 17 AND THE WEST 15.0 FEET OF THE EAST 83.66 FEET OF THE NORTH 9.67 FEET OF LOT 14 ALL IN BLOCK 4 IN WILLIAM JONES' ADDITION TO CHICAGO IN THE SOUTHWEST FRACTIONAL QUARTER OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENTS FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS CREATED BY DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR THE COMMONWEALTH ON PRAIRIE AVENUE TOWNHOMES RECORDED DECEMBER 18, 2000 AS DOCUMENT NUMBER 00992709.

SUBJECT TO: General real estate taxes for 2021 second installment and all subsequent years; covenants, conditions and restrictions of record; public and utility easements; homeowners association declaration and bylaws; all special governmental taxes or assessments confirmed and unconfirmed; and acts done by or suffered through Buyers.

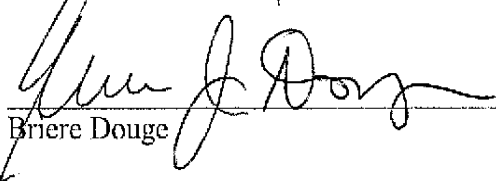
Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number: 17-22-308-094-0000

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Address of Real Estate: 1916 S. Prairie Avenue, Chicago, Illinois 60616

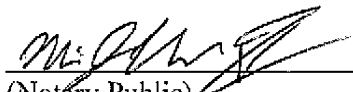
Dated this 01 day of March, 20 22

  
Briere Douge

STATE OF ILLINOIS )  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Briere Douge, 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 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 1 day of March, 2022.

  
(Notary Public)



**Prepared by:**  
Joel L. Lipman  
Lipman & Linden  
3104 W. Touhy Avenue  
Chicago, IL 60645

**Mail to:**  
~~Anna Swietkowski~~  
~~Swietkowski & Swietkowski, P.C.~~  
~~111 W. Jackson Blvd., Suite 1700~~  
~~Chicago, Illinois 60604~~

**Name and Address of Taxpayer:**  
Landon Petersen and Leah R. Springer  
1916 S. Prairie Avenue  
Chicago, Illinois 60616

PROPERTY OF COOK COUNTY Clerk's Office