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216NW691098WH
WARRANTY DEED (1/2)

Doc#: 2210217095 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 04/12/2022 02:02 PM Pg: 1 of 3

Dec ID 20220301659550
ST/CO Stamp 0-869-426-064 ST Tax \$235.00 CO Tax \$117.50
City Stamp 0-963-666-832 City Tax: \$2,467.50

After Recording Return To:

John Ciprian
8501 W. Higgins #440
Chicago IL 60631

Send Tax Bills To:

William Dean
Claudia Dean
1225 N. State Pkwy
Unit 20
Chicago IL 60610

RECORDER'S STAMP

THE GRANTORS, **Dalon R. Namio and Richard H. Axson**, married to each other, of **1255 N. State Pkwy., Unit 2D, Chicago, IL 60610**, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, CONVEY AND SPECIALLY WARRANT to GRANTEES, **William J. Dean and Claudia J. Dean**, husband and wife, of 12339 Sandy Bay Road, Two Rivers, Wisconsin 54241, to have and hold forever, as **TENANTS BY THE ENTIRETY**, all of Grantor's interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit: *See legal description attached hereto.*

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 the year 2021 (second installment only) and subsequent years; Terms and provisions of the Declaration of Condominium/Covenants, Conditions and Restrictions ("Declaration/CCRs") and all amendments; public and utility easements including any easements established by or implied from the Declaration/CCRs or amendments thereto; party wall rights and agreements; limitations and conditions imposed by the Illinois Condominium Property Act and the Common Interest Community Association Act or other applicable state association law; installments due after the date of Closing of general assessments established pursuant to the Declaration/CCRs.

Permanent Index Number(s): 17-03-109-033-1004

Property Address: **1255 N. State Pkwy., Unit 2D, Chicago, IL 60610**

DATED this 19th day of March, 2022.

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WARRANTY DEED - PAGE 2

GRANTORS:

Dalon R. Namio
 Dalon R. Namio

Richard H. Axson
 Richard H. Axson

STATE OF Wisconsin
 COUNTY OF Jefferson) SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Dalon R. Namio and Richard H. Axson are 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 such persons signed, sealed and delivered the said instrument as such persons free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 19th day of March, 2022.

Commission Expires: 08-04-2023

Angela Willard
 NOTARY PUBLIC

ANGELA WILLARD
 Notary Public, State of Wisconsin

Prepared by: Thomas J. Suich, Esq., Law Office of Thomas J. Suich, 317 Grape Vine Trail, Oswego, IL 60543

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LEGAL DESCRIPTION

Order No.: 21GNW691098WH

For APN/Parcel ID(s): 17-03-109-033-1004

UNIT 2-D, IN THE 1255 NORTH STATE PARKWAY CONDOMINIUM, AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS PARCEL):

LOT 6 IN BLOCK 5 OF STONES SUBDIVISION OF ASTOR'S ADDITION TO CHICAGO IN THE NORTHWEST FRACTIONAL QUARTER OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND THE NORTH 50 FEET OF THE WEST 150 FEET OF LOT 11 IN ASTOR'S ADDITION TO CHICAGO IN THE NORTHWEST FRACTIONAL QUARTER OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14, EAST OF PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 23825048, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

Proprietary of Cook County Clerk's Office