

UNOFFICIAL COPY

Doc#: 2210804281 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 04/18/2022 12:18 PM Pg: 1 of 4

Warranty Deed

Dec ID 20220401684118
ST/CO Stamp 1-902-332-816 ST Tax \$250.00 CO Tax \$125.00
City Stamp 2-084-457-360 City Tax: \$2,625.00

ILLINOIS

Above Space for Recorder's Use Only

THE GRANTOR, **Samuel Wold**, an unmarried man, for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to **Bryan Espey**, unmarried man, the following described Real Estate situated in the County of Cook in the State of Illinois to wit: *(See page 2 for legal description attached here to and made part hereof)*, 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 not yet due and payable; covenants, conditions and restrictions of record.

Permanent Real Estate Index Number: 14-18-401-035-1023

Address of Real Estate: 4354 N. Wolcott Avenue, Unit 3, Chicago, Illinois 60613

The date of this deed of conveyance is 9 day of March, 2022.

Samuel Wold
Samuel Kenneth Wold

State of ILLINOIS, County of LAKE ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **Samuel Kenneth Wold**, 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 said instrument as his 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 official seal.

Dated: 3/9/22

Jacqueline M. Leib
Notary Public

Chicago Title 2245C596184LP 1/2 MW

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LEGAL DESCRIPTION

Order No.: 22GSC596184LP

For APN/Parcel ID(s): 14-18-401-035-1023

UNIT NUMBER 4354-3 IN THE MONTRECOTT CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:
LOTS 1, 2, AND 3 IN BLOCK 2 IN FOSTER MONTROSE BOULEVARD SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 18, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MAY 9, 1905 AS DOCUMENT 3692294, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0030305086; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF S-22, LIMITED COMMON ELEMENTS, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 0030305086.

Approved by Cook County Clerk's Office

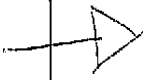
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LEGAL DESCRIPTION

For the premises commonly known as 4354 N. Wolcott Avenue, Unit 3, Chicago, Illinois 60613.

See attached.

Property of Cook County Clerk's Office

<p>This instrument was prepared by: Ivan Puljic Law Offices of Ivan Puljic, Ltd. 10 S. LaSalle St. Suite 2920 Chicago, IL, 60603</p>	<p>Send subsequent tax bills to: BRYAN ESPEN 4354 N WOLCOTT AVE UNIT #3 CHICAGO, IL 60613</p>	<p>Recorder-mail recorded document to:</p> 
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Property of Cook County Clerk's Office

14-18-401-035-1023 | 20220401684118 | 1-902-332-816

15-Apr-2022

REAL ESTATE TRANSFER TAX

	COUNTY:	125.00
	ILLINOIS:	250.00
	TOTAL:	375.00

2202-202-15-Apr-2022

REAL ESTATE TRANSFER TAX

CHICAGO:	1,875.00
CTA:	750.00
TOTAL:	2,625.00

20220401684118 | 2-084-457-360

14-18-401-035-1023 | 2021-530-104-8-14

Total does not include any applicable penalty or interest due.