

# UNOFFICIAL COPY

Doc#: 2210818351 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 04/18/2022 02:52 PM Pg: 1 of 3

Dec ID 20220401684982  
ST/CO Stamp 0-621-800-336 ST Tax \$325.00 CO Tax \$162.50  
City Stamp 1-915-657-104 City Tax: \$3,412.50

--- Above Space For Recorder's Use ---

## Warranty Deed

Grantors, **ROBERT JOSEPH AGUILAR** and **BERNADETTE MIRANDA AGUILAR**, husband and wife, for and in consideration of Ten Dollars (\$10.00) in hand paid and other good and valuable consideration, receipt whereof is hereby acknowledged, CONVEY AND WARRANT to Grantee, **ELIO PULIDO**, a(n) Married man, the following described Real Estate situated in the County of Cook, State of Illinois, to wit:

### SEE LEGAL DESCRIBED ATTACHED AS EXHIBIT A

SUBJECT TO: (a) General real estate taxes not due and payable on the date of execution of this Deed; (b) zoning and building laws and ordinances; (c) building lines and easements of record; (d) covenants, conditions and restrictions of record; and (d) acts done or suffered by Grantee.

PIN #: 14-30-116-023-1032

Address of Real Estate: 2911 N. Western Ave., Unit 307, Chicago, IL 60618

Dated as of the 15<sup>th</sup> day of April, 2022.

ATA / GMT Title Agency  
120 S. LaSalle Street, Suite 1240  
Chicago, IL 60603

File # 22826189-JL

  
Robert Joseph Aguilar

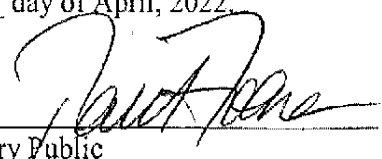
  
Bernadette Miranda Aguilar

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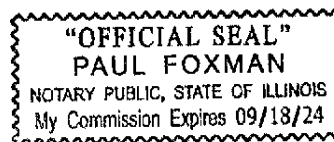
State of Illinois        )  
                                      ) SS:  
County of Cook        )

I, the undersigned, a notary public in and for said County, in the state aforesaid, DO HEREBY CERTIFY that Robert Joseph Aguilar, 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 12<sup>th</sup> day of April, 2022.

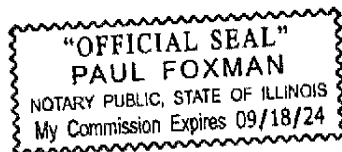
  
Notary Public

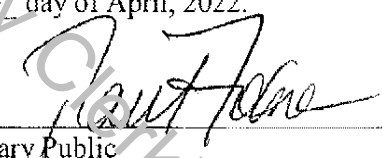
State of Illinois        )  
                                      ) SS:  
County of Cook        )



I, the undersigned, a notary public in and for said County, in the state aforesaid, DO HEREBY CERTIFY that Bernadeta Miranda Aguilar, 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 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 12<sup>th</sup> day of April, 2022.



  
Notary Public

<b>Mail to:</b>  Lucianna Respondi Watkins Legal Group 915 Harger Road, Suite 300 Oak Brook, IL 60523	<b>Send Tax Bills to:</b>  Elio Pulido 2911 N. Western Ave., Unit 307 Chicago, IL 60618
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**Document Prepared by:**

Joel Feldman  
 311 North Aberdeen, 3<sup>rd</sup> Floor  
 Chicago, Illinois 60607

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File No : 22826189-IL

## EXHIBIT A

The land is situated in the County of Cook, State of Illinois, as follows:

**PARCEL 1:**

UNIT 307 IN THE RIVER WALK LOFTS CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: CERTAIN PARTS OF LOTS IN BLOCK 9 IN CLYBOURN AVENUE ADDITION TO LAKEVIEW AND CHICAGO IN SECTION 30, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 00170100, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

**PARCEL 2:**

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-43, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 00170099.

**PARCEL 3:**

A NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS, USE AND ENJOYMENT UPON THE PROPERTY AS DEFINED, DESCRIBED AND DECLARED IN THE DECLARATION OF EASEMENTS AND COVENANTS RECORDED AS DOCUMENT 00170099, IN COOK COUNTY, ILLINOIS.

Commonly Known As: 2911 N. Western Ave., Apt. 307, Chicago, IL 60618

Parcel Identification Number: 14-30-116-023-1032

**ATA NATIONAL TITLE GROUP, LLC**

175 E. Hawthorn Pkwy., Suite 135

Vernon Hills, IL 60061

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