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2213234005D

WARRANTY DEED

THE GRANTORS,
Susan H. Mesrobian and
Peter M. Mesrobian,
husband and wife,

of the City of Chicago, County of Cook,
State of Illinois,

For and in consideration of the sum of
TEN DOLLARS, and other good and
valuable consideration in hand paid,

CONVEY and WARRANT to
Josephine Tanner and
Andrew Wood,
husband and wife,

As Tenants by the Entirety, the following described Real Estate situated in the County of Cook,
in the State of Illinois, to wit:

UNITS 630-2E AND P-5 IN THE WRIGHTWOOD COMMONS CONDOMINIUM AS
DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PARTS OF CERTAIN LOTS IN THE SUBDIVISION OF LOT 8 IN THE COUNTY CLERK'S
DIVISION OF OUTLOT 'D' IN WRIGHTWOOD, A SUBDIVISION OF THE SOUTHWEST
1/4 OF SECTION 28, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD
PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF
CONDOMINIUM RECORDED AS DOCUMENT NUMBER 96293146, TOGETHER WITH
ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS

STREET ADDRESS: 630 W. Wrightwood, ^{Ave.} Unit 2E, Chicago, IL 60614

PERMANENT TAX INDEX NUMBER: 14-28-305-064-1012 & 14-28-305-064-1025

Old Republic Title
9801 Southwest Highway
Oak Lawn, IL 60453

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Subject only to the following permitted exceptions, provided none of which shall materially restrict the reasonable use of the premises as a residence: (a) general real estate taxes not due and payable at the time of Closing; (b) applicable zoning, building laws and ordinances; (c) the limitations and conditions imposed by the Condominium Property Act; (d) the limitations and conditions imposed by the Municipal Code of Chicago; (e) the covenants, conditions, restrictions and building lines of record; (f) the Condominium Declaration, including all amendments and exhibits thereto; (g) acts done or suffered by Purchaser or anyone claiming by, through or under Purchaser; (h) encroachments, if any, as shown on the Plat of Survey attached to the Declaration; (i) public utility easements; (j) private easements, although Purchaser shall not take the property subject to any private easements not established by the Declaration; (k) installments due after the date of closing for assessments established pursuant to the Condominium Declaration.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises as forever.

DATED this 24th day of April, 2022.


Susan H. Mesrobian


Peter M. Mesrobian

REAL ESTATE TRANSFER TAX 06-May-2022



CHICAGO:	687.50
CTA:	1875.00
TOTAL:	6562.50

14-28-305-064-1012 | 20220401699110 | 0-957-069-200

* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX

06-May-2022



COUNTY:	312.50
ILLINOIS:	625.00
TOTAL:	937.50

14-28-305-064-1012 | 20220401699110 | 1-806-153-616

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STATE OF ILLINOIS)
)
COUNTY OF COOK) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY Susan H. Mesrobian and Peter M. Mesrobian, personally known to me to be the same people whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their 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, this 24 day of April, 2022.

Teresa A Kotrba

Notary Public



The Notary Public aforesaid is an attorney-at-law or an employee of an attorney-at-law and is therefore exempt from recording a Notarial Record pursuant to Section 3-102(d) of the Illinois Notary Public Act.

My commission expires: 9/16/2025

This instrument prepared by:
Leo G. Aubel
Howard & Howard Attorneys PLLC
200 S. Michigan Ave., Suite 1100
Chicago, IL 60604-2461

Send subsequent tax bills to:
Josephine Tanner and Andrew Wood
630 W. Wrightwood, Unit 2E
Chicago, IL 60614

Mail to:
Andrew Wood and Josephine Tanner
630 W. Wrightwood, Unit 2E
Chicago, IL 60614

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