

2022-01362-EX

Doc#: 2213304244 Fee: \$98.00

Karen A. Yarbrough

Cook County Clerk

Date: 05/13/2022 12:21 PM Pg: 1 of 2

## PREPARED BY:

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Dec ID 20220501610691

ST/CO Stamp 1-755-189-136 ST Tax \$325.00 CO Tax \$162.50

City Stamp 1-835-863-952 City Tax: \$3,412.50

**WARRANTY DEED**  
**(Individual to Individual)**  
**Statutory (ILLINOIS)**

**THE GRANTOR**, Robert S. Brandt, of 320 Hampton Place, Village of Hinsdale, Township of Downers Grove, County of DuPage and State of Illinois, for in consideration of TEN and 00/100 DOLLARS, and other good and valuable considerations in hand paid, **CONVEYS** and **WARRANTS** to Tyler Baldwin, individually, of 1636 N. Wells Street, Chicago, County of Cook and State of Illinois, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

UNIT NO. 2-C IN 1041-47 BELDEN AVENUE CONDOMINIUM, AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE HEREINAFTER REFERRED TO AS PARCEL):

LOTS 4, 5, AND 6 IN SUBDIVISION BLOCK 4 IN THE SUBDIVISION OF THE EAST 1/2 OF BLOCK 11 IN SHEFFIELD'S ADDITION TO CHICAGO IN SECTION 32, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION RECORDED AS DOCUMENT 22728581 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

**Permanent Index Number:** 14-32-207-044-1007

**Address of Real Estate:** 1043 W. Belden Avenue, 2C, Chicago, IL 60614

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 forever.

**SUBJECT TO:** General real estate taxes not yet due and payable, covenants, conditions, and restrictions of record, building lines and easements.

DATED this 3<sup>rd</sup> day of May, 2022



ROBERT S. BRANDT

PREMIER TITLE

# UNOFFICIAL COPY

State of Illinois, County of DuPage ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, **DO HEREBY CERTIFY** that ROBERT S. BRANDT, is personally known to me to be the same person(s) whose name(s) is/are 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, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 3<sup>rd</sup> day of May, 2022.

Notary Public



**Mail to:**

Ernest L. Rose, Esq.  
Drost Kivlahan, et al.  
11 S. Dunton Ave.  
Arlington Heights, IL 60005-1475

**Send Subsequent Tax Bills To:**

Tyler Baldwin  
1043 W. Belden Avenue, 2C  
Chicago, IL 60614