

UNOFFICIAL COPY

Doc#: 2213918006 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/19/2022 06:09 AM Pg: 1 of 3

WARRANTY DEED ILLINOIS STATUTORY

Mail To:

Dec ID 20220501613733
ST/CO Stamp 1-702-567-824 ST Tax \$405.00 CO Tax \$202.50
City Stamp 1-151-770-512 City Tax: \$4,252.50

Name & Address of Taxpayer:

Nissa Harvey

1525 S. Michigan Ave.

Chicago, Illinois 60605

Prepared by: Hawbecker and Garver, LLC, 26 Blaine Street, Hinsdale, IL 60521

THE GRANTOR(S) Jonathan Paul Patronski, married to Catherine Patronski*, of 1525 S. Michigan Ave., #306, Chicago, IL 60605 for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to Nissa Harvey, A Single woman

(BUYER'S ATTORNEY OR BUYER: CHECK APPLICABLE AND STRIKE ALL OTHERS)

Individually

as Tenants in Common

as Joint Tenants

not as joint tenants, nor tenants in common, but as Tenants by the Entirety

Whose address is in Chicago, IL, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED AS EXHIBIT A


hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; condominium declaration and bylaws, if any; and general real estate taxes not yet due and payable at the time of Closing.

Permanent Real Estate Index Number: 17-22-108-079-1032 and 17-22-108-079-1063



Address of Real Estate: 1525 S. Michigan Ave., #306, Chicago, IL 60605

UNIT

REAL ESTATE TRANSFER TAX		18-May-2022
	CHICAGO:	3,037.50
	CTA:	1,215.00
	TOTAL:	4,252.50 *

17-22-108-079-1032 | 20220501613733 | 1-151-770-512

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


REAL ESTATE TRANSFER TAX		18-May-2022
	COUNTY:	202.50
	ILLINOIS:	405.00
	TOTAL:	607.50

17-22-108-079-1032 | 20220501613733 | 1-702-567-824

FD-22-0427 1062

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Dated this 11th day of May, 20 22.

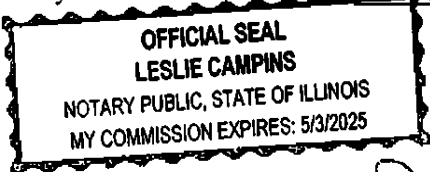

Jonathan Paul Patroski

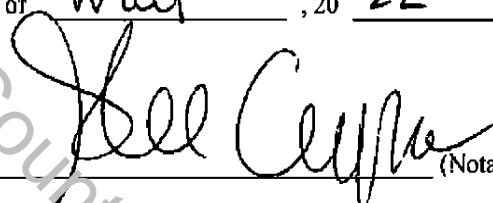

*Catherine Patroski, Signing For The Sole Purpose of Waiving Homestead Rights

STATE OF ILLINOIS, COUNTY OF DuPage ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Jonathan Paul Patroski**, 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/she/they signed, sealed and delivered the said instrument as his/her/ 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 11th day of May, 20 22.



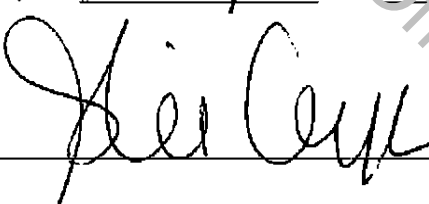

(Notary Public)

STATE OF ILLINOIS, COUNTY OF DuPage ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Catherine Patroski**, 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/she/they signed, sealed and delivered the said instrument as his/her/ 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 11th day of May, 20 22.




(Notary Public)

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Exhibit A

UNIT 306 AND PARKING SPACE UNIT P-12 IN THE 1515 MICHIGAN AVENUE CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED LAND:

ALL OF WHITE BLOCK "A" BEING A CONSOLIDATION OF PARTS OF THE ASSESSOR'S DIVISION OF THE NORTHWEST FRACTIONAL QUARTER OF SECTION 22 AND PARTS OF HUGH MAHER'S SUBDIVISION OF PART OF SAID FRACTIONAL QUARTER SECTION; AND PARTS OF CERTAIN LOTS IN BLOCKS 23 AND 28 OF ASSESSOR'S SUBDIVISION IN SAID FRACTIONAL QUARTER SECTION, ALL IN TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED MARCH 30, 1998 AS DOCUMENT 98246869 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Property of Cook County Clerk's Office