

UNOFFICIAL COPY

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410698506
**Warranty Deed
Individual to
Husband and Wife
(ILLINOIS)**

Doc# 2213939180 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/19/2022 12:31 PM Pg: 1 of 3

Dec ID 20220501606706
ST/CO Stamp 1-481-547-664 ST Tax \$235.00 CO Tax \$117.50
City Stamp 1-416-929-168 City Tax: \$2,467.50

GIT

Property

(The Above Space for Recorder's Use Only)

THE GRANTOR, **Liza Dalman**, formerly **Liza Marie Piurque**, a married woman, whose address is 13405 Shadow Ridge Lane, Pearland, County of Brazoria, State of Texas, FOR A VALUABLE CONSIDERATION, in the amount of TEN AND 00/100 DOLLARS (\$10.00) in hand and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, do hereby CONVEY and WARRANT unto **Bolivar Senior and Ana Maria Senic**, husband and wife, whose address is 406 Saturn Drive, Fort Collins, County of Larimer, State of Colorado, all right, title, interest and claim in the following described Real Estate Situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

SUBJECT ONLY TO THE FOLLOWING (IF ANY):

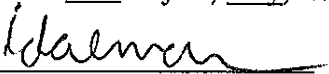
Covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; homeowners or condominium association declaration and bylaws, if any; and general real estate taxes not yet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

Hereby waiving and releasing any and all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. To have and to hold said premises as TENANTS BY THE ENTIRETY forever.

Permanent Index Number(s): 14-08-206-030-1016.

Address of Real Estate: 5400 N. Sheridan Rd., Unit 304, Chicago, IL 60640.

Dated this 7 day of, May, 2022


**Liza Dalman, formerly Liza Marie Piurque
- Seller**


Armand Dalman - Spouse of Seller

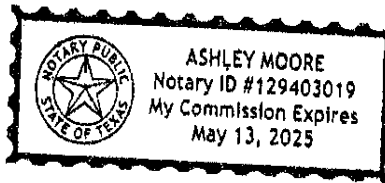
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STATE OF Texas)
COUNTY OF Brazoria) ss

I, the undersigned, a Notary Public, in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **Liza Dalman, formerly Liza Marie Piurque, and Armand Dalman**, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she/he signed, sealed, and delivered the said instrument as her/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 on this 7 day of May 2022.

Ashley Moore
Notary Public



Prepared By:

Ronnie L. Villar, Esq.
One Renaissance Place, #902
Palatine, IL 60067
ATTY# 6279974

After recording Mail To:

Bolivar Senior
Ana Maria Senior
5400 N. Sheridan Rd., Unit 304
Chicago, IL 60640

Send Subsequent Tax Bills To:

Bolivar Senior
Ana Maria Senior
5400 N. Sheridan Rd., Unit 304
Chicago, IL 60640

REAL ESTATE TRANSFER TAX		18-May-2022
COUNTY:		117.50
ILLINOIS:		235.00
TOTAL:		352.50
14-08-206-030-1016 20220501606706 1-481-547-664		

REAL ESTATE TRANSFER TAX		18-May-2022
CHICAGO:		1,762.50
CTA:		705.00
TOTAL:		2,467.50 *
14-08-206-030-1016 20220501606706 1-416-929-168		

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

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EXHIBIT "A"

PARCEL 1: UNIT 304 IN THE 5400-5420 NORTH SHERIDAN ROAD CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

THE SOUTH 42 1/2 FEET OF LOT 10 AND ALL OF LOTS 11 AND 12 IN BLOCK 6 IN JOHN LEWIS COCHRAN'S SUBDIVISION OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 8, 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 97887901, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS AS SET FORTH IN THAT DECLARATION AND GRANT OF EASEMENT RECORDED NOVEMBER 26, 1997 AS DOCUMENT 97327900 OVER THE FOLLOWING DESCRIBED LAND:

THE SOUTH 37 1/2 FEET OF LOT 8 AND ALL OF LOT 9 AND THE NORTH 7 1/2 FEET OF LOT 10 IN BLOCK 6 IN JOHN LEWIS COCHRAN'S SUBDIVISION OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 8, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 3: THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE 14 ASSIGNED TO UNIT 304, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID.

Property address: 5400 North Sheridan Road, Unit 304, Chicago, IL 60640
Tax Number: 14-08-206-030-1016