

UNOFFICIAL COPY

FIRST AMERICAN TITLE

FILE # 3134360
1042

Doc# 2215441228 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/03/2022 04:09 PM Pg: 1 of 2

WARRANTY DEED

Dec ID 20220501632171
ST/CO Stamp 1-054-023-760 ST Tax \$365.00 CO Tax \$182.50
City Stamp 0-523-444-304 City Tax: \$3,832.50

AFTER RECORDING MAIL TO:

~~William D. Iversen
Attorney at Law
119 S. Emerson, #282
Mount Prospect, IL 60056~~

NAME & ADDRESS OF TAXPAYERS:

Neil Molloy
2911 N. Western Ave,
Chicago, IL 60618

RECORDER'S STAMP

The Grantors, Kevin C. Gill, a single man, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of TEN AND 00/100TH'S (\$10.00) DOLLARS and other good and valuable consideration in hand paid, CONVEY AND WARRANT to the Grantee, Neil Molloy, of 4317 N. Bell, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

PARCEL 1:

UNIT 111 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 THE THIRD PRINCIPAL MERIDIAN WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 00170100, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF P-3, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 00170100.

PARCEL 3:

A NON-EXCLUSIVE BASEMENT 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 NUMBER 00170099.

SUBJECT TO: (a) Covenants, conditions, and restrictions of record and building lines and easements, if any provided they do not interfere with the current use and enjoyment of the Real Estate (b) General real estate taxes not due and payable at time of closing;

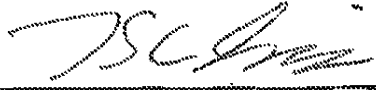
hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Index Number:
Property Address:

14-30-116-023-1010
2911 N. Western Ave, Unit 111, Chicago, IL 60618

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DATED this 26 day of May, 2022.



(SEAL)

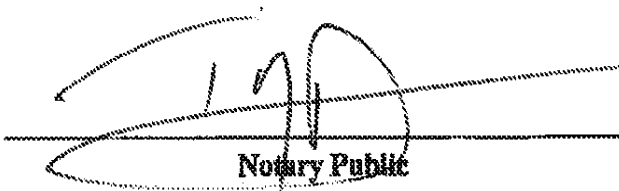
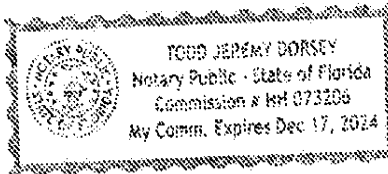
Kevin C. Gill

STATE OF Florida

COUNTY OF Broward

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Kevin C. Gill, 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 individually acknowledged that he signed 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 26th day of May, 2022.


Notary Public

NAME AND ADDRESS OF PREPARER:

Marsha Ross
Attorney at Law
21237 S. LaGrange Road
Frankfort, Illinois 60423