

# UNOFFICIAL COPY

## WARRANTY DEED

Doc#: 2216421293 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 06/13/2022 12:56 PM Pg: 1 of 3

Dec ID 20220601634412  
ST/CO Stamp 0-238-932-048 ST Tax \$415.00 CO Tax \$207.50  
City Stamp 0-270-544-976 City Tax: \$4,357.50

GRANTOR, Alyssa L. Shlensky, n/k/a Alyssa Shlensky Shapiro, married to Ian Shapiro of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to the grantee:

Matthew Carroll  
1837 N. Wolcott Ave., #2F  
Chicago, IL 60622



2265T155115NB

====For Recorder's Use====

all interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

See Exhibit A

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

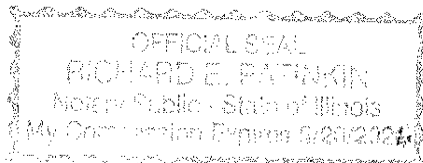
DATED this 8 day of June, 2022

Alyssa L. Shlensky n/k/a Alyssa Shlensky Shapiro Ian Shapiro  
Alyssa L. Shlensky, n/k/a Alyssa Shlensky Shapiro Ian Shapiro

STATE OF ILLINOIS )  
) SS  
COUNTY OF LAKE )

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that Alyssa L. Shlensky, n/k/a Alyssa Shlensky Shapiro and Ian Shapiro, 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 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 notary seal, this 8<sup>th</sup> day of June, 2022



[Signature]  
Notary Public

Prepared By: Richard E. Patinkin, Esq., Patinkin & Patinkin, Ltd., 89 Lincolnwood Rd. Highland Park, IL 60035  
Return To: ~~Russell E. Kazda, Esq. 17112 S. Oak Park Avenue, Tinley Park, IL 60477~~  
Tax Bill To: Matthew Carroll, 645 N. Kingsbury Street, #1301, Chicago, Illinois 60654

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## EXHIBIT A

Unit 1301 and Parking Unit P-129 together with its undivided percentage interest in the common elements in Admiral's Point Condominium as delineated and defined in the Declaration recorded as Document No. 0020058465, as amended, in the Northwest 1/4 of Section 9, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Index Numbers: 17-09-127-043-1046 and 17-09-127-043-1299

Known as: 645 N. Kingsbury Street, #1301, Chicago, Illinois 60654

Subject to terms and provisions of the Declaration of Condominium/Covenants, Conditions and Restrictions ("Declaration/CCRs") and all amendments; public and utility easements including any easements established by or implied from the Declaration/CCRs or amendments thereto; party wall rights and agreements; limitations and conditions imposed by the Governing Law; installments due after the date of Closing of general assessments established pursuant to the Declaration/CCRs; 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; and general real estate taxes not due and payable at the time of Closing.

Cook County Clerk's Office

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## LEGAL DESCRIPTION

Order No.: 22GST155115NB

**For APN/Parcel ID(s): 17-09-127-043-1046 and 17-09-127-043-1299**

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UNIT 1301 AND PARKING UNIT P-129 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN ADMIRAL'S POINT CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0020058465, AS AMENDED, IN THE NORTHWEST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office