

UNOFFICIAL COPY

Doc# 2216421300 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/13/2022 01:13 PM Pg: 1 of 2

After recording return to:

Denzel Brown
51 W. 15th St., Apt. K-1
Chicago, IL 60605

*Sharon Belger Ltd
9760 Franklin Ave
PO Box 1208
Franklin Park, IL 60151*

Dec ID 20220601644606
ST/CO Stamp 1-154-363-472 ST Tax \$315.00 CO Tax \$157.50
City Stamp 2-091-372-624 City Tax: \$3,307.50

Mail tax bill to:

Denzel Brown
51 W. 15th St., Apt. K-1
Chicago, IL 60605

Warranty Deed

THE GRANTOR(S), **JOEL CHROBAK AND COURTNEY CHROBAK, HUSBAND AND WIFE**, of 51 W. 15th St., Apt K-1, City of Chicago, County of Cook, State of Illinois for and in consideration of TEN DOLLARS, and other good and valuable consideration in hand paid, CONVEYS AND WARRANTS to **DENZEL BROWN,**

unmarried man

Above Space for Recorder's Use Only

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

PARCEL 1:

UNIT K1, IN ASPEN BURNHAM STATION CONDOMINIUM AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED PROPERTY:

PARTS OF LOTS 37, 38, 39, 40 AND 41 IN WILDER'S SOUTH ADDITION AND ALSO PARTS OF BLOCKS 31, 32 AND 33 IN ASSESSOR'S SECOND DIVISION OF THE EAST FRACTIONAL NORTHEAST 1/4 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0405031154, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EXCLUSIVE RIGHT TO USE OF PARKING SPACE G-22, A LIMITED COMMON ELEMENT AS DELINEATED IN THE DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO RECORDED AS DOCUMENT 0405031154.

ATA / GMT Title Agency
175 E. Hawthorn Parkway, Suite 135
Vernon Hills, IL 60061

Permanent Real Estate Index Number: 17-21-210-145-1011

File # 22837968 JL

Address of Real Estate: 51 w. 15th Street, Apt. K-1, Chicago, Illinois 60605

hereby releasing and waiving all rights under and by the virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises forever. SUBJECT TO, if any: 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.

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Dated this 8th day of June, 2022.



JOEL CHROBAK (SEAL)


COURTNEY CHROBAK (SEAL)

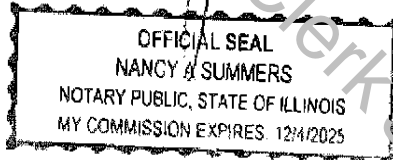
State of Illinois)
) SS
County of Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that JOEL CHROBAK AND COURTNEY CHROBAK, 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 official seal, this 8th day of June 2022.



Notary Public



THIS INSTRUMENT PREPARED BY: Nancy A. Summers, 100 S. State Street, Suite 424, Chicago, IL 60603