

UNOFFICIAL COPY

Doc#: 2217442015 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/23/2022 09:31 AM Pg: 1 of 3

Dec ID 20220601651796
ST/CO Stamp 0-945-530-960 ST Tax \$250.00 CO Tax \$125.00
City Stamp 0-677-095-504 City Tax: \$2,625.00

GIT

4107146395 1/1

WARRANTY DEED

THE GRANTOR, OSCAR AMEZCUA, ~~a married man~~ ^{married to Irina Katrevich}, for and in consideration of Ten (\$10) Dollars and other valuable consideration in hand paid, CONVEYS and WARRANTS to SCOTT SMITH, a single man, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

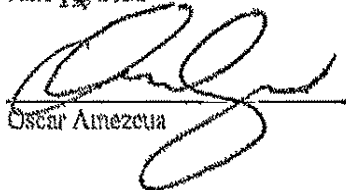
see Schedule A.

Property Index Number: 14-28-302-053-1010
Commonly Known As: 738 W. Wrightwood Ave. Unit 3, Chicago, IL 60614

Subject only to general real estate taxes not due and payable at the time of closing; covenants, conditions, and restrictions of record; and building lines and easements, if any, as long as they do not interfere with the current use and enjoyment of the Real Estate.

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

June 14, 2022


Oscar Amezcua

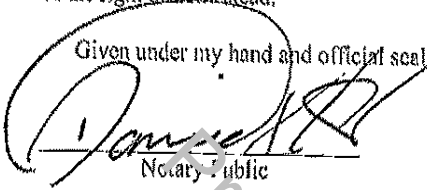

Irina Katrevich

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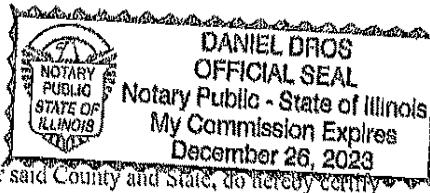
STATE OF IL)
) ss.
COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said County and State, do hereby certify that Oscar Amezcua is 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 acknowledged that the said instrument was signed, sealed, and delivered as a 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 16 day of June, 2022

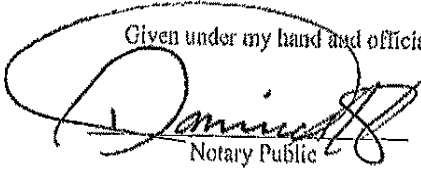

Notary Public

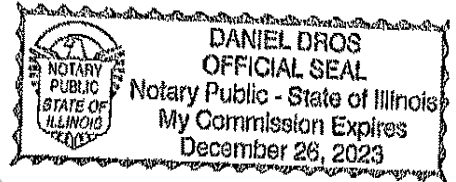
STATE OF IL)
) ss.
COUNTY OF Cook)



I, the undersigned, a Notary Public in and for said County and State, do hereby certify that Irina Katrevich is 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 acknowledged that the said instrument was signed, sealed, and delivered as a 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 16 day of June, 2022




Notary Public




PREPARED BY:
Aaron Fox
Aaron Fox Law
3750 Oakton St
Skokie, Illinois 60076

SEND TAX BILLS TO:
Scott Smith
738 W. Wrightwood Ave., Unit 3
Chicago, Illinois 60614

AFTER RECORDING MAIL TO:
Scott Smith
738 W. Wrightwood Ave., Unit 3
Chicago, Illinois 60614

REAL ESTATE TRANSFER TAX		21-Jun-2022
	COUNTY:	125.00
	ILLINOIS:	250.00
	TOTAL:	375.00

14-28-302-053-1010 | 20220601651796 | 0-945-530-860

REAL ESTATE TRANSFER TAX		21-Jun-2022
	CHICAGO:	1,875.00
	CTA:	750.00
	TOTAL:	2,625.00 *

14-28-302-053-1010 | 20220601651796 | 0-677-095-504
* Total does not include any applicable penalty or interest due.

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SCHEDULE A:

Legal Description:

UNIT 738-3 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN WRIGHTWOOD BURLING PLACE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 89028218, AS AMENDED, IN THE SOUTHWEST 1/4 OF SECTION 28, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

County of Cook County Clerk's Office