

# UNOFFICIAL COPY

7657271/4  
Warranty Deed

Doc#: 2218221104 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 07/01/2022 07:17 AM Pg: 1 of 5

Dec ID 20220601655609  
ST/CO Stamp 1-531-369-552 ST Tax \$1,500.00 CO Tax \$750.00  
City Stamp 1-456-953-424 City Tax: \$15,750.00

ILLINOIS

Citywide Title Corporation  
111 W. Washington Street  
Suite 1280  
Chicago IL 60602

*Above Space for Recorder's Use Only*

THE GRANTORS as to Thomas Lynch and Patricia Lynch, Husband and Wife, of Chicago, Illinois, for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to Charles J. Hruska III and Jodi Hruska, Husband and Wife as Tenants By The entirety of, \*\* the following described Real Estate situated in the County of Cook in the State of Illinois to wit: *(See Page 2 for Legal Description)*, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

\*\* Chicago, Illinois

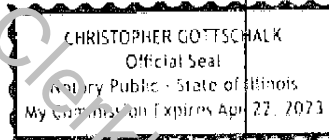
SUBJECT TO: General taxes for 2021 and subsequent years; Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number(s): 14-33-132-045-1036

Address(es) of Real Estate: 2030 North Sedgwick Street, Unit J., Chicago, Illinois 60614.

The date of this deed of conveyance is 6-14, 2022.

Thomas Lynch      Patricia Lynch  
Thomas Lynch      Patricia Lynch



State of Illinois, County of COOK ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Thomas Lynch and Patricia Lynch, known to me to be the same person(s) whose name(s) is(are) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she(they) signed, sealed and delivered the said instrument as his/her(their) free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

(Impress Seal Here)

JUNE, 2022.

(My Commission Expires 04/27/23)

Given under my hand and official seal this 14th day of

Christopher Gottschalk  
Notary Public

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### LEGAL DESCRIPTION

For the premises commonly known as: 2030 N. Sedgwick Street, Unit J., Chicago, Illinois 60614.

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See Attached Legal Description

Property of Cook County

<p>This instrument was prepared by:</p> <p>Michael A. Angileri, Esq.          Attorney At Law          1450 Plainfield Road          Darien, Illinois 60561</p>	<p>Send subsequent tax bills to:</p> <p>Charles J. Hruska III          and          Jodi Hruska          2030 N. Sedgwick Street          Unit J          Chicago, Illinois 60614</p>	<p>Recorder-mail recorded document to:</p> <p>Charles J. Hruska III          and Jodi Hruska          2030 N. Sedgwick St.          Unit J.          Chicago, IL 60614</p>
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County Clerk's Office

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File No: 765727

## EXHIBIT "A"

UNIT B-59 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN POINTE AT LINCOLN PARK CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 94849915, AS AMENDED FROM TIME TO TIME, IN THE NORTHWEST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Prop: 14-33-132-045-1036  
Property of Cook County Clerk's Office

*This page is only a part of a 2016 ALTA® Commitment for Title Insurance. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I-Requirements; and Schedule B, Part II-Exceptions.*

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## REAL ESTATE TRANSFER TAX

29-Jun-2022



<b>CHICAGO:</b>	11,250.00
<b>CTA:</b>	4,500.00
<b>TOTAL:</b>	15,750.00 *

14-33-132-045-1036 | 20220601655609 | 1-456-953-424

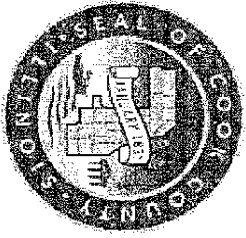
\* Total does not include any applicable penalty or interest due.

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## REAL ESTATE TRANSFER TAX

29-Jun-2022



COUNTY:	750.00
ILLINOIS:	1,500.00
TOTAL:	2,250.00

14-33-132-045-1036

20220601655609

1-531-369-552

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