

# UNOFFICIAL COPY

Doc#: 2218606330 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 07/05/2022 01:52 PM Pg: 1 of 3

Dec ID 20220601646662  
ST/CO Stamp 1-026-496-592 ST Tax \$280.00 CO Tax \$140.00  
City Stamp 2-100-238-416 City Tax: \$2,940.00

**WARRANTY DEED  
ILLINOIS STATUTORY**

142 PTC 22-18423

THE GRANTOR, ALLISON A. TRUCKENBROD n/k/a ALLISON BECK, a married woman, and PAUL BECK, her spouse, for purposes of waiving his homestead only, of the City of Gaithersburg, County of Montgomery, State of Maryland for and in consideration of ten dollars, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to AMAAR BAIG, \* of 2857 OVERBECK LN, WEST CHICAGO, Illinois, of the County of DuPage, all interest in the following described Real Estate situated in the County of COOK in the State of Illinois, to wit: \*an unmarried man

*See Exhibit "A" attached hereto and made a part hereof*

SUBJECT TO: 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, 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

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

Permanent Real Estate Index Number(s): 17-17-206-014-1017 and 17-17-206-014-1092  
Address(es) of Real Estate: 939 W. MADISON ST. #306, CHICAGO, IL 60607

Dated this 10 day of JUN, 20 22.

ALLISON A. TRUCKENBROD n/k/a  
ALLISON BECK






PAUL BECK

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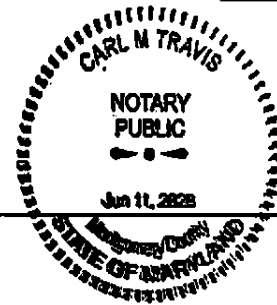
STATE OF MARYLAND, COUNTY OF MONTGOMERY \_\_\_\_\_ ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT ALLISON A. TRUCKENBROD n/k/a ALLISON BECK and PAUL BECK personally known to me to be the same person whose name are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her 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 10 day of June, 20 22.



 (Notary Public)


**Prepared by:**  
LAW OFFICES OF JONATHAN M. AVEN  
25 W. RANDOLPH ST. #1001  
CHICAGO, IL 60601



**Mail to:**  
Mr. ADAM WILDE  
WILDE LAW GROUP  
1016 W. JACKSON BLVD.  
CHICAGO, IL 60607


**Name and Address of Taxpayer:**  
AMAAR BAIG  
939 W. MADISON ST. #306  
CHICAGO, IL 60607

REAL ESTATE TRANSFER TAX		27-Jun-2022
	COUNTY:	140.00
	ILLINOIS:	280.00
	TOTAL:	420.00
17-17-206-014-1017	20220601646682	1-026-457-59.

REAL ESTATE TRANSFER TAX		27-Jun-2022
	CHICAGO:	2,100.00
	CTA:	840.00
	TOTAL:	2,940.00 *
17-17-206-014-1017	20220601646682	2-100-238-416

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

**UNOFFICIAL COPY****FIDELITY NATIONAL TITLE****COMMITMENT NO. PTC22-18423***Transaction Identification Data for reference only:*

ISSUING OFFICE:	FOR SETTLEMENT INQUIRIES CONTACT:
Jonathan M. Aven 25 W. Randolph Street, Suite 1001 Chicago, IL 60601 Phone: (312)259-4345	 Precision Title Company 2050 E. Algonquin Road, Suite 602 Schaumburg, IL 60173 Phone: (847)394-6000

Order No.: PTC22-18423

**SCHEDULE C**

The Land is described as follows:

UNIT NOS. 306 AND P-44 IN THE MADISON CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PARCEL 1: LOT 3 IN BLOCK 4 IN DUNCAN'S ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; PARCEL 2: LOTS 1, 2, 3, 4 AND 5 IN SUPERIOR COURT PARTITION OF LOTS 1 AND 2 OF BLOCK 4 OF DUNCAN'S ADDITION TO CHICAGO, A SUBDIVISION OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NO. 99031947, AMENDED AND RESTATED DECLARATION RECORDED AS DOCUMENT 1620319060, AND AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Commonly known as 939 W. Madison Street, Unit 306, Chicago, IL 60607  
Parcel ID(s): 17-17-206-014-1017, 17-17-206-014-1092,

*This page is only a part of a 2016 ALTA® Commitment for Title Insurance issued by Fidelity National Title. 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; and a counter-signature by the Company or its issuing agent that may be in electronic form.*

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AMERICAN  
LAND TITLE  
ASSOCIATION



ALTA Commitment for Title Insurance (06-01-16)  
Schedule C

PTC22-18423