

# UNOFFICIAL COPY

## WARRANTY DEED

Send Subsequent Tax Bills:  
Mary Heer  
4654 N. Campbell Ave, Unit 3  
Chicago, IL 60625

Mail Deed After Recording To:  
Leon Rane, Esq.  
555 Willow Rd.  
Winnetka, IL 60093

This Instrument Was Prepared By:  
Dina De Laurentis, Esq.  
Wolf & Solovy, LLP  
40 Skokie Blvd., Ste. 105  
Northbrook, IL 60062

Doc#: 2218906042 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 07/08/2022 07:58 AM Pg: 1 of 2

Dec ID 20220701668879  
ST/CO Stamp 0-644-105-296 ST Tax \$273.00 CO Tax \$136.50  
City Stamp 0-782-845-008 City Tax: \$2,866.50

*This Space Reserved for Recorder's Use*

**GRANTOR, JOHN KIERALDO, an unmarried individual, as his sole property, of 4654 N. Campbell Ave, Unit 3, Chicago, IL 60625, for an in consideration of Ten Dollars (\$10.00), in hand paid,**

**TRANSFERS, CONVEYS, and WARRANTS to GRANTEE, MARY E. HEER, an unmarried woman, as her sole property, of 2625 N. Sacramento Ave., No 1 Chicago, Il. 60647, the following described real estate, in fee simple absolute:**

SEE ATTACHED LEGAL DESCRIPTION

Permanent Index Number(s): 13-13-210-038-1006  
Address of Real Estate: 4654 N. Campbell Ave, Unit 3, Chicago, IL 60625

**THIS DEED IS SUBJECT TO** matters of public record, 2<sup>nd</sup> half of 2021 real estate taxes, and subsequent years, public and utility easements, and as of the declarations of covenants, conditions, restrictions, which may be amended from time to time, any acts suffered by or through Purchaser, and hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Grantor signed this Warranty Deed in the City of Chicago, County of Cook, State of Illinois this 5<sup>th</sup> day of July, 2022.

By: *John Kieraldo*  
John Kieraldo

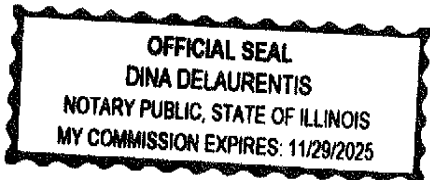
State of Illinois )  
                                  ) SS  
County of Cook    )

ATA / GMT Title Agency  
85 W. Algonquin Road, Suite 120  
Arlington Heights, IL 60005  
File # 22841644-IL

The undersigned a notary public in and for the above County and State, certifies that John Kieraldo, who is personally known to me to be the same person named as principal to the foregoing document, appeared virtually before me in person and acknowledged signing and delivering the instrument as a free and voluntary act, for the uses and purposes set forth herein.

GIVEN under my hand and seal, this 5<sup>th</sup> day of July, 2022.

By: *Dina De Laurentis*  
Notary Public for the State & County stated above  
My Commission Expires: November 29, 2025



# UNOFFICIAL COPY

## LEGAL DESCRIPTION

### PARCEL 1:

UNIT 4654-3 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN CAMPBELL COURTS CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0010529132, IN THE NORTHEAST 1/4 OF SECTION 13, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

### PARCEL 2:

EXCLUSIVE USE FOR STORAGE PURPOSES IN AND TO STORAGE SPACE NO. S-4654-3, LIMITED COMMON ELEMENTS, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 13-13-210-020-1006  
Address of Real Estate: 4654 N. Campbell Ave, Unit 3, Chicago, IL 60625

Property of Cook County Clerk's Office