

UNOFFICIAL COPY

Doc#: 2220712219 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 07/26/2022 11:41 AM Pg: 1 of 3

WARRANTY DEED

Illinois (Statutory)

After Recording Mail To:

David Frank
3400 W Dundee Suite 320
Northbrook, IL 60062

Send Subsequent Tax Bills To:

Margaret C Moltz
3739 W Wrightwood #3W
Chicago, IL 60647

4107143065 (1/2)

Dec ID 20220701681998
ST/CO Stamp 1-369-959-504 ST Tax \$385.00 CO Tax \$192.50
City Stamp 2-058-427-472 City Tax: \$4,042.50

THE GRANTOR AMANDA COPUS NKA AMANDA JOHNSON AND ADAM P. JOHNSON, married, of 3739 West Wrightwood Avenue, Unit 3W, City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY and WARRANT to MARGARET C. MOLTZ, an unmarried woman of 2229 N. Kimball 2W, City of Chicago, County of Cook, State of Illinois, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:



See attached Legal Description

SUBJECT 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, provided 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.

Permanent Real Estate Index Number: 13-26-319-039-1007

Address of Real Estate: 3739 W Wrightwood Ave, 3W, Chicago, IL 60647

REAL ESTATE TRANSFER TAX	25-Jul-2022
	COUNTY: 192.50
	ILLINOIS: 385.00
	TOTAL: 577.50

13-26-319-039-1007 | 20220701681998 | 1-369-959-504

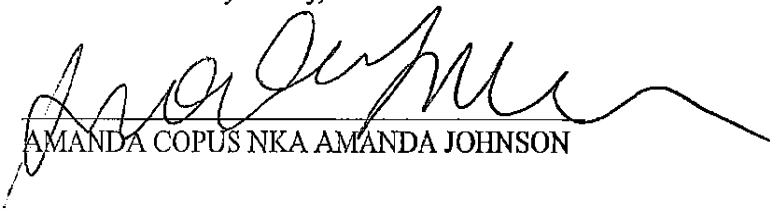
REAL ESTATE TRANSFER TAX	25-Jul-2022
	CHICAGO: 2,887.50
	CTA: 1,155.00
	TOTAL: 4,042.50 *

13-26-319-039-1007 | 20220701681998 | 2-058-427-472

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

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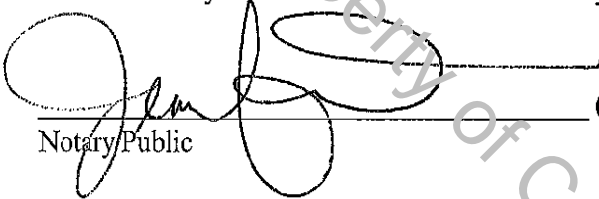
Dated this 18th day of July, 2022.

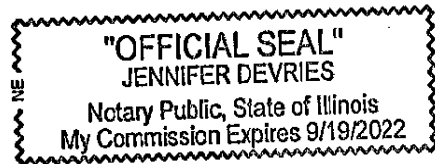

AMANDA COPUS NKA AMANDA JOHNSON

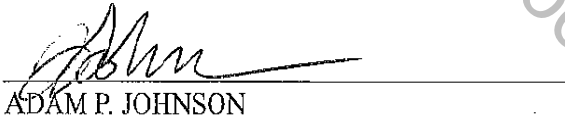
STATE OF ILLINOIS, COUNTY OF COOK, SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that AMANDA COPUS NKA AMANDA JOHNSON 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 they signed, sealed, and delivered the instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal this 18th day of July, 2022.


Notary Public (SEAL)

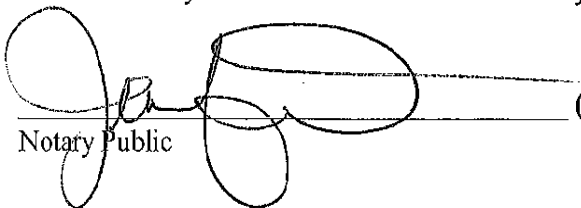



ADAM P. JOHNSON

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 ADAM P. JOHNSON 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 they signed, sealed, and delivered the instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal this 18th day of July, 2022.


Notary Public (SEAL)



Prepared by:

Lavelle Legal Services, Ltd.
1933 N. Meacham Rd. Suite 600
Schaumburg, IL 60173

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LEGAL DESCRIPTION

UNIT 3W IN THE 3737-3739 W. WRIGHTWOOD CONDOMINIUMS ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 47 AND 48 IN C. P. DOSE'S SUBDIVISION OF BLOCK 13, EXCEPT THE NORTH 44 FEET IN KIMBELL'S SUBDIVISION OF THE EAST HALF OF THE SOUTHWEST QUARTER AND WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 26, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM MADE BY NORTH STAR TRUST COMPANY, AS TRUSTEE UNDER TRUST AGREEMENT DATED JANUARY 28, 1999 AND KNOWN AS TRUST NUMBER 99-1483, RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, OCTOBER 13, 1999 AS DOCUMENT 99082262, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Permanent Index Numbers(s):

13-26-319-039-1007

Note for Informational Purposes Only, Commonly known as:

3739 W Wrightwood Ave, 3W, Chicago, IL 60647

Property of Cook County Clerk's Office