

22-65060

# UNOFFICIAL COPY

Doc#. 2223607036 Fee: \$98.00

Karen A. Yarbrough

Cook County Clerk

Date: 08/24/2022 09:16 AM Pg: 1 of 3

Dec ID 20220801617470

ST/CO Stamp 0-530-156-112 ST Tax \$750.00 CO Tax \$375.00

City Stamp 0-991-398-480 City Tax: \$7,875.00

**WARRANTY DEED  
ILLINOIS STATUTORY  
Individual to Individual**

THE GRANTOR, Douglas Michael Koenelek and Emily Elizabeth Bennett, husband and wife, of the 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, CONVEYS and WARRANTS to Megan Kernan and Douglas Dellinger, a married couple, not as joint tenants or tenants in common, but as tenants by the entirety all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

***SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF***

SUBJECT TO: Covenants, conditions and restrictions of record; public and utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; homeowners or condominium association declaration and bylaws, if any; and general real estate taxes not yet due and payable at the time of Closing.

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.

Permanent Real Estate Index Number(s): 17-05-107-062-1003 and 17-05-107-062-1014

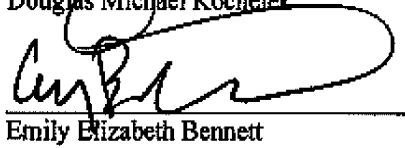
Address(es) of Real Estate: 1433 N. Ashland Avenue, Unit 4W and Parking Space P-5, Chicago, IL 60622

Dated this 30<sup>th</sup> day of July, 20 22.

**DOMA  
120 N. LaSalle Street, Ste. 3350  
Chicago, IL 60602**

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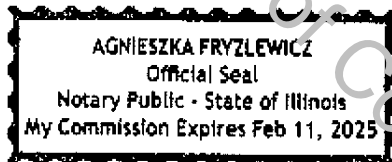
  
 Douglas Michael Kochelek


  
 Emily Elizabeth Bennett

STATE OF Illinois, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Douglas Michael Kochelek and Emily Elizabeth Bennett, 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 said instrument as their 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 30 day of July, 20 22.



 (Notary Public)

**Prepared by:**

Dana C. Siragusa  
 Siragusa Law  
 25 E. Washington Suite 700  
 Chicago, Illinois 60602

**Mall to:**

Megan Kernan  
 1433 N. Ashland Ave.  
 #4W  
 Chicago IL 60622

**Name and Address of Taxpayer:**

Megan Kernan  
 Douglas Dellinger  
 1433 N. Ashland Avenue  
 Unit 4W  
 Chicago, IL 60622

# UNOFFICIAL COPY

15826-22-65060-IL

Property Address: 1433 N. Ashland Avenue, Unit 4W, Chicago, IL 60622  
Parcel ID: 17-05-107-062-1003 and 17-05-107-062-1014

**PARCEL 1:**

UNIT 4W AND PARKING SPACE P-5 IN THE 1433 N ASHLAND CONDOMINIUM, AS DELINEATED AND DEFINED ON THE SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE LOTS 87, 88 AND 89 (EXCEPT THAT PART OF SAID LOTS LYING WEST OF A LINE 50 FEET EAST PARALLEL WITH THE WEST LINE OF SECTION 5, TAKEN FOR ASHLAND AVENUE) IN THE SUBDIVISION OF BLOCK 6 IN CANAL TRUSTEES' SUBDIVISION OF THE WEST 1/2 OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS AS SHOWN IN THE DECLARATION OF CONDOMINIUM RECORDED APRIL 18, 2018 AS DOCUMENT NUMBER 1810813056, AS AMENDED FROM TIME TO TIME, ALL IN COOK COUNTY, ILLINOIS.

**PARCEL 2:**

THE EXCLUSIVE RIGHT TO THE USE OF ROOF DECK LIMITED COMMON ELEMENT FOR UNIT 4W, AS DELINEATED AND DEFINED ON THE SURVEY ATTACHED TO THE DECLARATION RECORD AS DOCUMENT NUMBER 1810813056, AS AMENDED FROM TIME TO TIME, IN COOK COUNTY, ILLINOIS

PARCEL 3; EASEMENTS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH AND DEFINED IN THE RECIPROCAL EASEMENT OPERATING AGREEMENT AND DECLARATION RECORDED APRIL 18, 2018 AS DOCUMENT NUMBER 1810813057, IN COOK COUNTY, ILLINOIS.