

# UNOFFICIAL COPY

Doc#: 2224528112 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 09/02/2022 11:55 AM Pg: 1 of 3

Dec ID 20220801621531  
ST/CO Stamp 0-431-024-720 ST Tax \$485.00 CO Tax \$242.50  
City Stamp 1-773-202-000 City Tax: \$5,092.50

CH 22019566 1/2

## Warranty Deed

Illinois

**Prepared by:**

Wiley Law Group, LLC  
53 W. Jackson Blvd.  
Ste. 1510  
Chicago, IL 60604  
815-685-4203 (T)  
815-390-1643 (F)  
[filings@wileylaw.net](mailto:filings@wileylaw.net)

FIDELITY NATIONAL  
TITLE INSURANCE

FIDELITY NATIONAL TITLE  
CH22019566

The GRANTOR, **David T. Sugitpibul and Bryan P. Thompson**, of Chicago, IL, for and in consideration of Ten Dollars (\$10.00) in hand paid, CONVEYS and WARRANTS to GRANTEE, **Matthew Heinen**, unmarried man, of Chicago, IL, all interest in the following described Real Estate situated in the City of Chicago, Cook County, Illinois, to wit:

Legal Description: UNIT 33 AND P-34, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 3844 NORTH ASHLAND CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 0810716018 OF SECTION 19 TOWNSHIP 40 NORTH RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 AND THE EAST 1/2 OF THE SOUTHEAST 1/4 THEREOF) IN COOK COUNTY ILLINOIS.

Common Address: 3844 N. Ashland Ave., Unit 33 & P 34, Chicago, IL 60613

PIN: 14-19-216-053-1052 & 14-19-216-053-1009

Subject to the following restrictions: a) all taxes for the year 2022 and thereafter; b) zoning laws and ordinances; (c) covenants, conditions, restrictions of record and easements for the use of public utilities; (d) roads and highways; situated therein, (e) any unknown city violations or housing case.

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Dated this 24 Day of AUGUST, 2022.

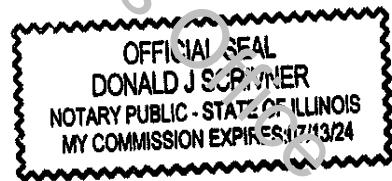
David T. Sugitpibul

Bryan P. Thompson

STATE OF IL, COUNTY OF COOK SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT David T. Sugitpibul and Bryan P. Thompson demonstrating through legal identification to be the same persons 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 waived of the right of homestead.

Given under my hand and official seal, this 24 day of Aug, 2022



(Notary Public)

**Return After Recording/Mail Future Tax Bills:**

Matthew Heimer  
3844 N Ashland Ave #13364  
Chicago IL 60613

**UNOFFICIAL COPY****REAL ESTATE TRANSFER TAX** 29-Aug-2022

<b>CHICAGO:</b>	3,637.50
<b>CTA:</b>	1,455.00
<b>TOTAL:</b>	5,092.50 *

14-19-216-053-1009 | 20220801621531 | 1-773-202-000

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

**REAL ESTATE TRANSFER TAX** 29-Aug-2022

<b>COUNTY:</b>	242.50
<b>ILLINOIS:</b>	485.00
<b>TOTAL:</b>	727.50

14-19-216-053-1009 | 20220801621531 | 0-431-024-720

Property of Cook County Clerk's Office