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THIS DOCUMENT WAS
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Doc#: 2225007134 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 09/07/2022 07:08 AM Pg: 1 of 4

Dec ID 20220801621233
ST/CO Stamp 0-320-760-400 ST Tax \$620.00 CO Tax \$310.00
City Stamp 2-050-910-800 City Tax: \$6,510.00

Chicago Title

2205C 15456800 X 10
WARRANTY DEED

THIS INDENTURE is made as of this 10th day of August, 2022 by and between **Marcus Cole Miller, married to Christopher M. Horsman**, of the City of Chicago, State of Illinois ("Grantor"), and **David Stanek and Rachel Switzer, both single, as joint tenants with the right of survivorship**, of the City of Chicago, State of Illinois (collectively, the "Grantees").

WITNESSETH, that Grantor, for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations, to it in hand paid by Grantees, the receipt of which is hereby acknowledged, does by these presents CONVEYS AND WARRANTS unto Grantees, 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

SUBJECT TO: General real estate taxes not yet due and payable at the time of closing; covenants, conditions and restrictions of record; building lines and easements, if any; and public and utility easements.

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

Permanent Real Estate Tax Number: 14-32-426-067-1001
Address of Real Estate: 817 West Willow Street, Chicago, IL 60614

SIGNATURE PAGE FOLLOWS

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IN WITNESS WHEREOF, Grantors aforesaid have signed and sealed this Deed this 0th day of August, 2022.

marcus cole miller
Marcus Cole Miller

Christopher M. Horsman
Christopher M. Horsman, solely for the purpose of releasing homestead rights

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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 Marcus Cole Miller, 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 this 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.

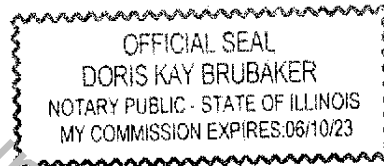
GIVEN under my hand and official seal, this 10th day of August, 2022.

Doris Kay Brubaker
Notary Public

Commission expires:

Send Subsequent Tax Bills To:

David Stanek + Rachel Switzer
817 W Willow St
Chicago IL 60614



After Recording Return To:

Bradford Miller
Bradford Miller Law PC
10 S LaSalle St #2920
Chicago IL 60603

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CHICAGO TITLE
COMPANY

LEGAL DESCRIPTION

Order No.: 22GSC254568LP

For APN/Parcel ID(s): 14-32-426-067-1001

UNIT NUMBER 817 IN THE WEST WILLOW TOWNHOUSE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOTS 83 AND 84 IN THE SUBDIVISION OF THE BLOCK 6 IN SHEFFIELD'S ADDITION OF SECTION 32, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 85285219, AS AMENDED FROM TIME TO TIME; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

Proprietary of Cook County Clerk's Office