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2225241049D

WARRANTY DEED

Doc# 2225241049 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 09/09/2022 11:59 AM PG: 1 OF 3

RETURN TO:

CHIZARUSA LAW
25 E. WASHINGTON, SUITE 700
CHICAGO, IL 60602

SEND TAX BILLS TO:

Ryan Colligan and Joseph A. Colligan
2122 W. Crystal Street, Unit 2E,
Chicago, IL 60622

THE GRANTOR(S) **Brian C. King and Katherine E. King**, as husband and wife, of **Chicago**, County of **Cook**, State of Illinois for and in consideration of Ten and no/100 (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S) AND WARRANT(S) to

AKA RYAN JOSEPH COLLIGAN
Ryan Colligan and Joseph A. Colligan

Strike Inapplicable:

- a) As Tenants in Common
- ~~b) Not in Tenancy in Common, but in Joint Tenancy~~
- ~~c) Not as Joint Tenants, or Tenants in Common but as Tenants by the Entirety, as husband and wife.~~
- ~~d) As an Individual~~

The following described real estate situated in the County of **Cook** in the State of Illinois, to wit:

LEGAL DESCRIPTION: SEE ATTACHED

PERMANENT INDEX NUMBER: 17-06-126-058-1005

PROPERTY ADDRESS: 2122 W. Crystal Street, Unit 2E, Chicago, Illinois 60622

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

Signature and Notary Page Attached

Chicago Title U 650321260017 - 2022 3 2022

Dated this 26 day of August, 2022.

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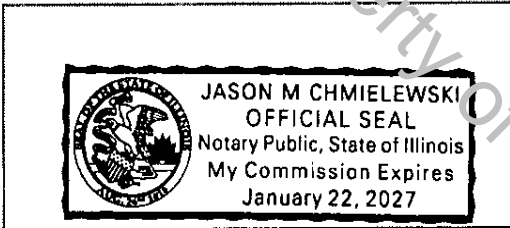
Brian C. King (SEAL)
Brian C. King

Katherine E. King (SEAL)
Katherine E. King

STATE OF ILLINOIS } ss.
County of COOK }

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, **Brian C. King and Katherine E. King**, personally known to me to be the same person(s) whose name is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the instrument as his/her/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 notarial seal, this 26 day of August, 2022.



NOTARY SEAL

[Signature]
NOTARY PUBLIC

My commission expires on 1/22/2027


NAME and ADDRESS OF PREPARER:

Jason M. Chmielewski
JMC Law Group
111 W. Washington Street, Suite 1500
Chicago, Illinois 60602
(312) 332-5020

EXEMPT UNDER PROVISIONS OF PARAGRAPH



SECTION 11-45,
PROPERTY TAX CODE _____
DATE: _____

Signature of Buyer, Seller or Representative

REAL ESTATE TRANSFER TAX		06-Sep-2022
	CHICAGO:	5,268.75
	CTA:	2,107.50
	TOTAL:	7,376.25 *

17-06-126-058-1005 | 20220901630493 | 0-422-107-728

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

REAL ESTATE TRANSFER TAX		06-Sep-2022
	COUNTY:	351.25
	ILLINOIS:	702.50
	TOTAL:	1,053.75

17-06-126-058-1005 | 20220901630493 | 1-940-183-632

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LEGAL DESCRIPTION

Order No.: 22GSC3212600P

For APN/Parcel ID(s): 17-06-126-058-1005

PARCEL 1: UNIT NUMBER 2E IN THE 2122 W. CRYSTAL CONDOMINIUMS, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOT 24 (EXCEPT THE WEST 10.94 FEET THEREOF) AND ALL OF LOTS 25 AND 26 IN BLOCK 2 IN PICKETT'S SUBDIVISION OF PART OF LOT 13 IN ASSESSOR'S DIVISION OF THE NORTHEAST 1/4 OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WEST OF HOYNE AVENUE, IN COOK COUNTY, ILLINOIS:

WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED DECEMBER 30, 2019 AS DOCUMENT NUMBER 1936416070; AS AMENDED FROM TIME TO TIME TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-5 AND STORAGE UNIT S-6, LIMITED COMMON ELEMENTS, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED DECEMBER 30, 2019 AS DOCUMENT NUMBER 1936416070.

Cook County Clerk's Office