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Doc#: 2229112090 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 10/18/2022 03:50 PM Pg: 1 of 3

Dec ID 20221001662947
ST/CO Stamp 0-036-381-008 ST Tax \$285.00 CO Tax \$142.50
City Stamp 2-083-201-360 City Tax: \$2,992.50

WARRANTY DEED ILLINOIS STATUTORY

THE GRANTOR (NAME AND ADDRESS)

Beatriz Bayod
3510 North Springfield Avenue, Unit 2S
Chicago, IL 60618

(The Above Space for Recorder's Use Only)

THE GRANTOR Beatriz Bayod, a single person, of Chicago, IL for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS AND WARRANTS to Nkosi White, ^{AKA} Amurrol M... of Chicago, IL, in fee simple forever, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

*7408 N Hoyne Ave Apt 3
Chicago IL 60645

as int sole and
separate property

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"



***S

Permanent Index Number(s): 13-23-305-033-1009


Property Address: 3510 North Springfield Avenue, Unit 2S Chicago, IL 60618

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

SUBJECT TO: 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; and general real estate taxes not due and payable at the time of Closing.

REAL ESTATE TRANSFER TAX		18-Oct-2022	
	COUNTY:	142.50	
	ILLINOIS:	285.00	
	TOTAL:	427.50	
13-23-305-033-1009		20221001662947 0-036-381-008	

Baird & Warner Title Services, Inc
475 North Martingale
Suite 120
Schaumburg, IL 60173

REAL ESTATE TRANSFER TAX		18-Oct-2022	
	CHICAGO:	2,137.50	
	CTA:	855.00	
	TOTAL:	2,992.50 *	
13-23-305-033-1009		20221001662947 2-083-201-360	

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

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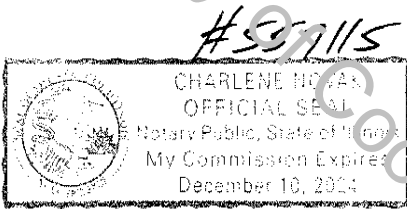
Dated this 3rd day of 10, 2022.

Beatriz Bayod
Beatriz Bayod

)
STATE OF ILLINOIS)
) SS,
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Beatriz Bayod 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 she signed, sealed and delivered in the instrument as her 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 3rd day of October 2022.



Charlene Novak
Notary Public CHARLENE NOVAK

THIS INSTRUMENT PREPARED BY

Shane Mowery, Attorney at Law
3653 W Irving Park Rd
Chicago, IL 60618

MAIL TO:

Colby Green
838 Park Ave
River forest IL 60305

SEND SUBSEQUENT TAX BILLS TO:

* ~~Nkosi White~~
3510 North Springfield Avenue, Unit 2S
Chicago, IL 60618
Nkosi s. White

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BW22063750

Exhibit A

PARCEL 1: UNIT NO. 3510 2S IN THE 3900 WEST CORNELIA CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 45 AND 46 IN BLOCK 2 IN G. H. BAUER'S RESUBDIVISION OF BLOCK 9 IN K. K. JONES SUBDIVISION OF THE NORTH 120 ACRES OF THE SOUTHWEST 1 /4 OF SECTION 23, TOWNSHIP 40 NORTH, RANGE 13 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 1013218066 AND FIRST AMENDMENT RECORDED AUGUST 3, 2010 AS DOCUMENT 1021522054, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF "LIMITED COMMON ELEMENT WOOD DECK FOR THE BENEFIT OF UNIT 3510 2S", DECLARATION AFORESAID RECORDED AS DOCUMENT 1013218066.

PARCEL 3: THE EXCLUSIVE RIGHT TO THE USE OF STORAGE SPACE K, A LIMITED COMMON ELEMENT AS DELINEATED ON THE FIRST AMENDMENT RECORDED AUGUST 3, 2010 AS DOCUMENT 1021522054.

PIN: 13-23-305-033-1009

For Informational Purposes only: 3510 North Springfield Avenue, Unit 2S, Chicago, IL 60612.