# UNOFFICIAL COPY

Doc#. 2230101086 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 10/28/2022 10:59 AM Pg: 1 of 3

Dec ID 20221001669189

ST/CO Stamp 0-811-872-592 ST Tax \$850.00 CO Tax \$425.00

City Stamp 0-532-533-584 City Tax: \$8,925.00

#### WARRANTY DEED

FIRST AMERICAN TITLE FILE # 3146984

Chad Romanski and Kristin Romanski, husband and wife, 2923 N Washtenaw Ave., Chicago, IL 60618 ("Grantor") for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration, CONVEY(S) and WARRANT(S) to Matthew Stevenson and Michela Rose Stevenson, married to each other, 2923 N. Washtenaw Ave., Chicago, IL 60618 ("Grantee"), as tenants by the entirety the following described real estate situated in the County of Cook in the State of Illinois, to wit:

See attached logal description

Permanent Real Estate Index Number: 13-25-217-015-0000

Address of Real Estate: 2923 N. Washtenaw Ave., Chicago, IL 60618

SUBJECT TO: covenants, conditions, and restrictions of record; public and utility covenants; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; and general real estate taxes not yet due and payable at the time of Closing

hereby releasing any claim which Grantor may have under the Homestead Exemption Laws of the State of Illinois.

### **UNOFFICIAL COPY**

Dated: 10/19/22, 2022

STATE OF

#### **ACKNOWLEDGMENT**

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DOES HEREBY. CERTIFY, that Chad Romanski and Kristin Romanski are personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed and delivered the said instrument, as their free and voluntary act, for the uses and purposes thereir set forth.

Given under my hand and under this seal this 19 day of October

Official Seal

Public

Prepared By:

Matthew Rich, Esq. Braun & Rich, PC 4301 Damen Avenue Chicago, Illinois 60618

#### Return to after recording and-

Name and Address of Taxpayer: Matthew Stevenson and Michela Rose Stevenson 2923 N. Washtenaw Ave. Chicago, IL 60618

Mail to Michael H Wasserman PC 105 W Madison St, Suite 401 2 Chicago, IL 60602

2230101086 Page: 3 of 3

## UNOFFICIAL COPY

#### LEGAL DESCRIPTION

Legal Description: LOT 23 IN BLOCK 3 IN M. BAUERLE'S ADDITION TO MAPLEWOOD, A SUBDIVISION OF PARTS OF LOTS 4 AND 6 IN RICHOW AND BAUERMEISTER'S SUBDIVISION OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 13-25-217-015-0000 (Vol. 528)

Property Address: 2923 North Washtenaw Avenue, Chicago, Illinois 60618-7818

