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Doc#: 2231846193 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 11/14/2022 01:41 PM Pg: 1 of 6

Dec ID 20221001678167
ST/CO Stamp 0-498-162-000 ST Tax \$360.00 CO Tax \$180.00
City Stamp 1-713-854-800 City Tax: \$3,780.00

WARRANTY DEED ILLINOIS STATUTORY

(The Above Space for Recorder's Use Only)

THE GRANTORS Vicky E. Quintana, a single woman, and Carlos Quintana, a married man, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEY AND WARRANT TO THE GRANTEE Jonathan James Farrer, a married man of Chicago, Illinois, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Permanent Index Number(s): 13-36-100-034-1032

Property Address: 3125 W. Fullerton Ave, #314, Chicago, IL 60647

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

This is not homestead property as to Carlos Quintana or his spouse.

SUBJECT TO: Covenants, conditions and restrictions of record, private and utility easements and roads and highways, general taxes for the 2nd installment of 2021 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s).

Dated this 19th day of November, 2022.

x Vicky Quintana
Vicky E. Quintana


x Carlos Quintana
Carlos Quintana

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STATE OF ILLINOIS)
) SS,
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Vicky E. Quintana, 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.

Given under my hand and notarial seal, this 9th day of November, 2022.




Notary Public



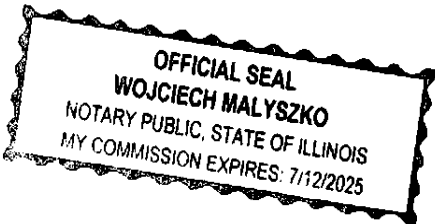
STATE OF ILLINOIS)
) SS,
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Carlos Quintana, 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 he signed, sealed and delivered in the instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 9 day of November, 2022.



Notary Public



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THIS INSTRUMENT PREPARED BY

Alicja M. Sroka
Alicja M. Sroka & Associates, P.C.
7742 W. Higgins Rd #C-102
Chicago, IL 60631

MAIL TO:

Stone Pogrud & Korey LLC
1 East Wacker Drive
Suite 2610
Chicago, IL 60601



SEND SUBSEQUENT TAX BILLS TO:

Jonathan Farrer
3125 W. Fullerton Ave
#314
Chicago, IL 60647

Property of Cook County Clerk's Office

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| | | |
|--|------------------|---------------|
|  | COUNTY: | 180.00 |
|  | ILLINOIS: | 360.00 |
| | TOTAL: | 540.00 |
| 13-36-100-034-1032 | 20221001678167 | 0-498-162-000 |

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| | |
|-----------------|------------|
| CHICAGO: | 2,700.00 |
| CTA: | 1,080.00 |
| TOTAL: | 3,780.00 * |

13-36-100-034-1032 | 20221001678167 | 1-713-854-800

Total does not include any applicable penalty or interest due.

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EXHIBIT A

LEGAL DESCRIPTION

PARCEL 1:

UNIT 314 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN LOGAN VIEW CONDOMINIUMS AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0608331075, AS AMENDED FROM TIME TO TIME, IN THE NORTHWEST 1/4 OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EXCLUSIVE USE FOR PARKING PURPOSES IN AND TO PARKING SPACE NO. B-39, A LIMITED COMMON ELEMENT, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.

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