

UNOFFICIAL COPY

C.T.I./CY

1 of 2

22CS7357493WL

Doc#. 2233549113 Fee: \$98.00

Karen A. Yarbrough

Cook County Clerk

Date: 12/01/2022 03:55 PM Pg: 1 of 3

Dec ID 20221101600714

ST/CO Stamp 1-960-596-816 ST Tax \$173.00 CO Tax \$86.50



Chicago Title Insurance Company

WARRANTY DEED ILLINOIS STATUTORY

THE GRANTORS, ZACHARY WAGNER and SHELBY WAGNER, husband and wife, of the Village of Oak Park, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY and Warrant to SHALENA THOMAS of 1033 Ontario Street, Unit 3DN, Oak Park, Illinois 60302 of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

* Married Woman


SUBJECT TO: covenants, conditions and restrictions of record, private, public and utility easements and roads and highways, general taxes for the year 2021 and subsequent years hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number: 16-07-120-032-1021

Address of Real Estate: 1033 Ontario Street, Unit 3DN, Oak Park, Illinois 60302

Dated this 5th day of October, 2022


ZACHARY WAGNER


SHELBY WAGNER

Real Estate Transfer Tax

\$1,384.00



8643

UNOFFICIAL COPY

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT ZACHARY WAGNER and SHELBY WAGNER personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the 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 5th day of October, 2022



[Signature] (Notary Public)

Prepared By: Jonathan Groll
830 North Blvd., Suite A
Oak Park, Illinois 60301

Mail To:

Shalena Thomas
1033 Ontario Street, Unit 3DN
Oak Park, IL 60302

Name & Address of Taxpayer:

SHALENA THOMAS
1033 Ontario Street, Unit 3DN
Oak Park, Illinois 60302

Property of Cook County Clerk's Office

UNOFFICIAL COPY

LEGAL DESCRIPTION

Order No.: 22CST357493WC

For APN/Parcel ID(s): 16-07-120-032-1021

UNIT 3-DN IN THE SANCTUARY OF OAK PARK CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

THE EAST 82.33 FEET OF LOT 3 IN BLOCK 8 IN KETTLESTRING'S ADDITION TO HARLEM, BEING A SUBDIVISION OF THE NORTH PART OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO THE NORTH 172 1/2 FEET OF LOT 4 IN S. P. SKINNER'S SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 25992313 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Property of Cook County Clerk's Office