

10

UNOFFICIAL COPY



WARRANTY DEED

ILLINOIS STATUTORY



2235616026I

Doc# 2235616026 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 12/22/2022 11:53 AM PG: 1 OF 2

THE GRANTOR(S), **Stefan Gruenendahl and Cynthia Gruenendahl**, husband and wife, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEY(S) and Warrant(s) to:

Samantha Reidy, of 6528 Fox Lane, Palos Heights, IL 60463

not as tenants in common, but **AS JOINT TENANTS** all right, title and interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LEGAL DESCRIPTION:

UNIT NUMBER 2957 HALSTED-3 AND P-15 IN THE WELLINGTON TERRACE CONDOMINIUM, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, AS DEFINED AND DELINEATED IN THE DECLARATION OF CONDOMINIUM RECORDED DOCUMENT NUMBER 03513491, AS AMENDED FROM TIME TO TIME IN THE NORTHWEST 1/4 OF SECTION 28, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property Address: 2957 N. Halsted St., Units 3 and P-15, Chicago, IL 60657

Permanent Index Numbers: 14-28-110-017-1006 and 14-28-110-017-1059

SUBJECT TO: covenants, conditions and restrictions of record and building lines and easements, if any, and general real estate taxes not due and payable at the time of closing.

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

TO HAVE AND TO HOLD the above granted premises unto the grantees forever.



Chicago Title

Warranty Deed


22GSA1791841P RJA 10/2

UNOFFICIAL COPY

Dated this 12 day of December, 2022

REAL ESTATE TRANSFER TAX		21-Dec-2022
	COUNTY:	138.25
	ILLINOIS:	276.50
	TOTAL:	414.75
14-28-110-017-1006 20221201616616 1-099-185-488		

S. Gruenendahl
Stefan Gruenendahl

REAL ESTATE TRANSFER TAX		21-Dec-2022
	CHICAGO:	2,073.75
	CTA:	829.50
	TOTAL:	2,903.25 *
14-28-110-017-1006 20221201616616 0-973-593-936		
* Total does not include any applicable penalty or interest due.		

Cynthia Gruenendahl
Cynthia Gruenendahl

STATE OF IL

COUNTY OF Cook ss.

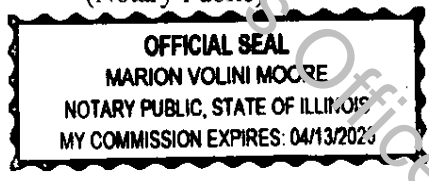
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT

Stefan Gruenendahl & Cynthia Gruenendahl personally known to me to be the same person(s) whose name(s) is 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 12th day of December, 2022

[Signature]
 (Notary-Public)

Prepared By: Marion Volini Moore
 Attorney at Law
 1055 W. Bryn Mawr Ave. Suite G
 Chicago, IL 60660



Mail To:
Meg O'Sullivan
10723 W. 159th Street
Oakland Park, IL 60467

Name & Address of Taxpayer:
Samantha Reidy
2957 N. Halsted, Unit #3
Chicago, IL 60657

Warranty Deed