

UNOFFICIAL COPY

WARRANTY DEED ILLINOIS STATUTORY

Doc#: 2306246217 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/03/2023 03:50 PM Pg: 1 of 2

Dec ID 20230201656476
ST/CO Stamp 0-664-256-336 ST Tax \$189.00 CO Tax \$94.50
City Stamp 2-046-934-864 City Tax: \$1,984.50

Chicago Title

2385A338074 AD

The Grantor(s) **MARIO COTE AND SATU COTE**, husband and wife, as **JOINT TENANTS** of the City of PERU, County of LASALLE, State of ILLINOIS, for and in consideration of TEN & 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to the Grantee(s), **DUSTIN ELLIS** a Single person of 596 KING AVENUE, MARION, OHIO 43302 all interest in the following described Real Estate situated in the County of COOK, in the State of ILLINOIS, to wit:

UNIT 2311 AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PROPERTY (HEREINAFTER REFERRED TO AS "PARCEL"): ALL OF LOTS 2 AND 3 AND THAT PART OF LOT 1 LYING WEST OF A LINE 12 FEET EAST OF AND PARALLEL TO THE MOST WESTERLY LINE OF SAID LOT 1, SAID MOST WESTERLY LINE EXTENDED, AND ALL OF LOTS 37, 38, 39, 40, 41 AND 42 (EXCEPT THE EAST 33 FEET OF SAID LOT 42) IN LAKE SHORE DRIVE ADDITION TO CHICAGO, A SUBDIVISION OF PART OF BLOCKS 14 TO 20 IN CANAL TRUSTEE'S SUBDIVISION OF THE SOUTH FRACTIONAL 1/4 OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM OWNERSHIP FOR PLAZA ON DEWITT CONDOMINIUM ASSOCIATION, DATED SEPTEMBER 12, 1975 AND RECORDED SEPTEMBER 17, 1975 AS DOCUMENT 23225147 AND AMENDED AND RESTATED BY DOCUMENT RECORDED JANUARY 31, 2011 AS DOCUMENT 1103144022 TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF), ALL IN COOK COUNTY, ILLINOIS.

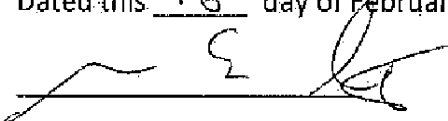
SUBJECT TO: Covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due and payable at the time of Closing

Hereby releasing homestead rights by virtue of the Homestead Exemption Laws of the State of Illinois. This Document may be signed in counterparts.

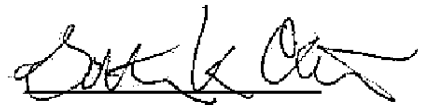
PERMANENT INDEX NUMBER(S): 17-03-222-023-1258
PROPERTY ADDRESS: 260 EAST CHESTNUT STREET, 2311, CHICAGO, ILLINOIS 60611

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Dated this 16 day of February, 2022



MARIO COTE



SATU COTE

STATE OF Illinois

COUNTY OF LaSalle ss.

I, the undersigned Notary Public in and for said County, in the State aforesaid, CERTIFY that **MARIO COTE** 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 and delivered the instrument as their free and voluntary act, for the uses and purposes set forth.

Given under my hand and notarial seal this 2 day of 16, 23



Notary Signature



Notary Stamp

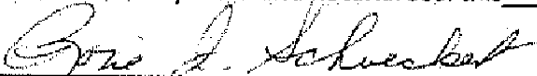
OFFICIAL SEAL
RORIE J SCHWEICKERT
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 03/03/2026

STATE OF Illinois

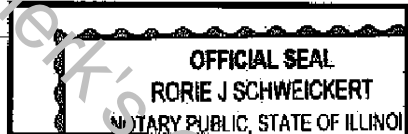
COUNTY OF LaSalle ss.

I, the undersigned Notary Public in and for said County, in the State aforesaid, CERTIFY that **SATU COTE** 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 and delivered the instrument as their free and voluntary act, for the uses and purposes set forth.

Given under my hand and notarial seal this 2 day of 16, 23



Notary Signature



Notary Stamp

OFFICIAL SEAL
RORIE J SCHWEICKERT
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 03/03/2026

Prepared By: The Law Office of Vasili Economopoulos, P.C.
17 N. Wabash Ave. Suite 660
Chicago, IL 60602

MAIL TO:

Dustin ELLIS
260 EAST CHESTNUT STREET, 2311
CHICAGO, ILLINOIS 60611

NAME & ADDRESS OF TAXPAYER:

Dustin ELLIS
260 EAST CHESTNUT STREET, 2311
CHICAGO, ILLINOIS 60611