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2306846032D

Doc# 2306846032 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 03/09/2023 11:14 AM PG: 1 OF 4

WARRANTY DEED ILLINOIS STATUTORY

THE GRANTOR (NAME AND ADDRESS)

Michael Gayed and
Michelle R. Gayed
9046 Willow Ridge Rd.
Willow Springs, IL 60480

(The Above Space for Recorder's Use Only)

THE GRANTOR Michael R. Gayed and Michelle Gayed, husband and wife, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS AND WARRANTS to Joshua Fallis, of Chicago, IL in fee simple forever, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

Melvin

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Permanent Index Number(s): 17-27-300-059-1002

Property Address: 27 E. 26th St, Unit 2, Chicago, IL 60616

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

THIS IS NOT HOMESTEAD PROPERTY

(SIGNATURE PAGE FOLLOWS)

Chicago Title 230684603200 2/8 SJ

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Dated this 28 day of February, 2023.

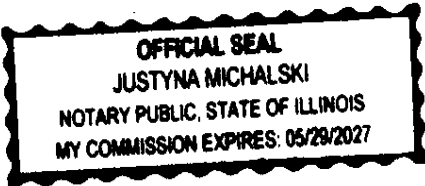
Michael R. Gayed

STATE OF ILLINOIS)
) SS,
COUNTY OF ~~COOK~~ Kane)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Michael R. Gayed 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 they signed, sealed and delivered in the 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 notarial seal, this 28th day of February, 2023.

Justyna Michalski
Notary Public



REAL ESTATE TRANSFER TAX		06-Mar-2023
	COUNTY	136.25
	ILLINOIS	272.50
	TOTAL:	408.75
17-27-300-059-1002 20230301663223 1-0-2-12-352		

REAL ESTATE TRANSFER TAX		06-Mar-2023
	CHICAGO:	2,043.75
	CTA:	817.50
	TOTAL:	2,861.25 *
17-27-300-059-1002 20230301663223 2-103-001-296		
* Total does not include any applicable penalty or interest due.		

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Dated this 28 day of February, 2023.

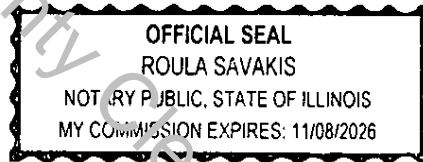
Michelle Gayed
Michelle Gayed

STATE OF ILLINOIS)
) SS,
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Michelle Gayed 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 they signed, sealed and delivered in the 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 notarial seal, this 28 day of Feb, 2023.

[Signature]
Notary Public



THIS INSTRUMENT PREPARED BY
Benjamin W. Wong
Benjamin W. Wong & Associates
2615 N. Sheffield Ave.
Chicago, IL 60614

MAIL TO:

Adam Gilbert
218 N Jefferson St
#401
Chicago, IL 60661

SEND SUBSEQUENT TAX PILLS TO:

Joshua Fallis
27 E 26th St
Unit 2
Chicago, IL 60616

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EXHIBIT A LEGAL DESCRIPTION

PARCEL 1: UNIT NO 2, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE EAST 26TH STREET CONDOMINIUMS, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 0535632081, AS AMENDED FROM TIME TO TIME, IN THE WEST 1/2 OF SECTION 27, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-5 A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION RECORDED AS DOCUMENT NUMBER 0535632061. AFORESAID

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