

UNOFFICIAL COPY

Doc#. 2307345114 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/14/2023 11:46 AM Pg: 1 of 2

Dec ID 20230201656696
ST/CO Stamp 1-804-435-280 ST Tax \$265.00 CO Tax \$132.50
City Stamp 0-588-578-640 City Tax: \$2,782.50

P123 90076 1/1
WARRANTY DEED
ILLINOIS STATUTORY

AFTER RECORDING MAIL TO:

Migdalena Figueroa
2525 West Bryn Mawr Avenue #303
Chicago, IL 60659

The Grantor(s), Keith A. Johnson and Jesmarie Soto Johnson, as husband and wife, in the 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(S) and Warrant(s) Migdalia Figueroa, as Trustee of the Migdalia Figueroa Family Trust, in the County of Cook, State of Illinois, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LEGAL DESCRIPTION: (Attached Hereto)

SUBJECT TO: covenants, conditions and restrictions of record, private, public and utility easements and roads and highways, general taxes for the year 2023 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s) hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Property Index Number: 13-12-207-039-1045 & 13-13-207-039-1106
Property Address: 2525 West Bryn Mawr Avenue, Unit 303, Chicago, Illinois 60659

Dated this 17 Day of February, 2023

X Keith A. Johnson
Keith A. Johnson

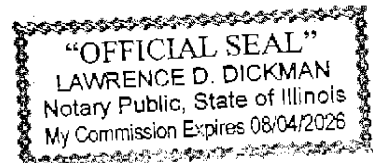
X Jesmarie Soto Johnson
Jesmarie Soto Johnson

STATE OF Illinois, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County and State, CERTIFY THAT, Keith A. Johnson and Jesmarie Soto Johnson, is/are 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 17th day of February, 2023

X Lawrence D. Dickman
Notary Public



Taxpayer: Migdalia Figueroa, 2525 West Bryn Mawr Avenue, Unit 303, Chicago, Illinois 60659
Prepared by: Peter L. Marx, 7104 West Addison, Chicago, Illinois 60634, (773) 283-8960

PROPER TITLE, LLC

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EXHIBIT 'A' / LEGAL DESCRIPTION

UNITS 2525-303 AND P-46 IN BRYN MAWR TERRACE CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 1 TO 10, BOTH INCLUSIVE, IN BLOCK 2 OF F. W. BRUMMEL AND COMPANY'S LINCOLN BRYN MAWR WESTERN SUBDIVISION OF PART OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 12, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED APRIL 12, 1923 AS DOCUMENT 7879542, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED JULY 26, 2007 AS DOCUMENT NUMBER 0720715138, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office