

UNOFFICIAL COPY

WARRANTY DEED Illinois Statutory

Doc#: 2310713296 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 04/17/2023 11:55 AM Pg: 1 of 3

Dec ID 20230401692326
ST/CO Stamp 0-385-139-920 ST Tax \$745.00 CO Tax \$372.50
City Stamp 1-458-611-408 City Tax: \$7,822.50

THE GRANTORS Stanley J. Heller and Brenda A. West, husband and wife, of 340 West Superior Street, Unit 1405 Chicago, IL 60654, for and in consideration of ten dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEY and WARRANT to Henry Jones, an unmarried man, of 2211 W Illinois St, Chicago, IL 60654, all interest in the following described Real Estate situated in the County of Cook in the State of IL, to wit:

SEE ATTACHED EXHIBIT "A"

SUBJECT TO: Covenants, conditions and restrictions of record; Building lines and easements; General real estate taxes for the year 2022 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(s): 17-09-200-017-1087 - Unit 1405, 17-09-200-017-1293 - 5-28, 17-09-200-017-1088 - Unit 1406, 17-09-200-017-1153 - 2-29

Address of Real Estate: 340 West Superior St., Unit 1405 & 1406, PU 5-28 & 2-29, Chicago, IL 60654

Dated this 10 day of April, 2023.

By [Signature]
Stanley J. Heller

STATE of IL, COUNTY of COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Stanley J. Heller 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 10 Day of April 2023.

[Signature]
Notary Public



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By 
Brenda A. West

STATE of IL, COUNTY of COOK ss.

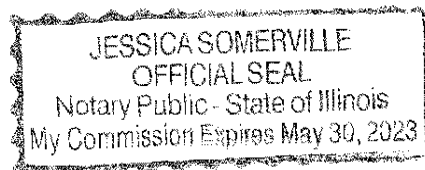
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Brenda A. West personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, 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 10 Day of April 2023.


Notary Public

Prepared by:

Vincent Auricchio, Esq.
Auricchio Law Offices, LLC
307 N. Michigan Avenue, Suite 820
Chicago, IL 60601




Mail to:

Marc Cervantes, Esq.
Cervantes, Chatt & Prince P.C.
100 N. LaSalle, Suite 2207
Chicago, IL 60602



Name and Address of Taxpayer:

Henry Jones
340 West Superior Street, Unit 1405
Chicago, IL 60654

REAL ESTATE TRANSFER TAX		11-Apr-2023
	CHICAGO:	5,587.50
	CTA:	2,235.00
	TOTAL:	7,822.50 *

17-09-200-017-1087 | 20230401692326 | 1-458-611-408

* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX		10-Apr-2023
	COUNTY:	372.50
	ILLINOIS:	745.00
	TOTAL:	1,117.50

17-09-200-017-1087 | 20230401692326 | 0-385-139-920

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Exhibit A

PARCEL 1:

UNIT 1405 AND UNIT 1406 AND PARKING UNIT 5-28 AND PARKING UNIT 2-29 IN 340 WEST SUPERIOR CONDOMINIUM AS DELINEATED AND DEFINED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

PARTS OF LOTS 11, 12, 13, 14, 15 AND 16 ALL INCLUSIVE, IN BLOCK 18 IN BUTLER, WRIGHT AND WEBSTER'S ADDITION TO CHICAGO IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED FEBRUARY 15, 2002 AS DOCUMENT 0020150306, AS AMENDED FROM TIME TO TIME, TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AFORESAID, AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS (RECIPROCAL EASEMENT AGREEMENT) RECORDED FEBRUARY 15, 2002 AS DOCUMENT NUMBER 0020190305.

PIN: 17-09-200-017-1087 - Unit 1405, 17-09-200-017-1293 - 5-28, 17-09-200-017-1088 - Unit 1406, 17-09-200-017-1153 - 2-29

For Informational Purposes only: 340 West Superior Street, Unit 1405 & 1406, Chicago, IL 60654