

PT23-985UNOFFICIAL COPY

WARRANTY DEED ILLINOIS STATUTORY



DATE: 04/25/2023 04:13 PM PG: 1 OF 5

THE GRANTORS, Rebecca Watson and Gregory J. Watson, husband and wife, for and in consideration of Ten and 00.100 Dollars (\$10.00), and other good and valuable consideration, CONVEY and WARRANT to GRANTEE:

PMK Frango LLC, a Wisconsin limited liability company with principal offices located at W272N6201 Maple Street, Sussex, Wiscor sin 53089.

in fee simple, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

UNIT NUMBER 1502 IN 30 EAST HURON CONDOMINIUM, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, AS DEFINED AND DELINEATED IN THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0405834042, AS AMENDED FROM TIME TO TIME, IN THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property Index Number: 17-10-104-037-1062

Property Address: 30 E. Huron Street Unit 1502, Chicago, IL 60611

SUBJECT TO: Covenants, conditions and restrictions of record; 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.

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

Dated this 30th day of March, 2023.

Rebecca Watson

By Dean N. Fugate as Attorney-in-Fact

Gregory J. Watson

By Dean N. Fugate as Attorney-in-Fact

STATE OF ILLINOIS

) SS

COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Kelli A. Fogarty, 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 she signed, sealed and delivered this instrument as her 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 30th day of March, 2023.

OFFICIAL SEAL
CLAUDIA L GIRALDO
NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES:05/18/24

Notary Public

MAIL RECORDED DEED TO:

MAIL SUBSEQUENT TAX BILLS TO:

Victor d'Patricia Frangopoulos W272 N6201 Maple St Sussex WI 53089

THIS INSTRUMENT PREPARED BY: Fogarty & Fugate LLC, 203 N. LaSalle St. #2100, Chicago, IL 60601

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"Exhibit A - Legal Description"

Unit Number 1502 in 30 East Huron Condominium, together with its undivided percentage interest in the common elements, as defined and delineated in the Declaration of Condominium recorded as document number 0405834042, as amended from time to time, in the West 1/2 of the Northwest 1/4 of Section 10, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Property of Cook County Clark's Office

Legal Description PT22-88541/105

REAL ESTATE TRANSFER TAX

CHICAGO:

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TOTAL

2,287.504 915.004 3,202.50

04-Apr-2023

1-400-355-024 20230301686892 * Total does not include any applicable penalty or interest due.

17-10-104-037-1062

305.00457.50

04-Apr-202

152.50m

0-700-102-864

COUNTY:

TOTAL. TOTAL. (20230301686892 |

REAL ESTATE TRANSFER TAX

17-10-104-037-1062