



Chicago Title Insurance Company

**WARRANTY DEED
ILLINOIS STATUTORY**

UNOFFICIAL COPY

Doc#: 2315928065 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/08/2023 10:27 AM Pg: 1 of 2

Dec ID 20230601637593
ST/CO Stamp 0-810-343-120 ST Tax \$25.00 CO Tax \$12.50
City Stamp 0-834-001-616 City Tax: \$262.50

Maria Carrivale

THE GRANTOR, ~~Joann Materazzo~~ and Phillip Anthony Carrivale, The Heirs of the Estate of Agostino Carrivale, deceased, of the City of Chicago, County of Cook, State of Illinois for and in consideration of Ten Dollars And 00/100 in hand paid, CONVEYS and WARRANTS to David Cowan, a single man, of 611 S Wells St, Unit 1209, Chicago, the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

PARCEL 1: UNIT P34 IN THE 611 S. WELLS STREET CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOTS 3, 4, 9, 10, 15 AND 16 (EXCEPT THE EAST 4 FEET OF SAID LOTS TAKEN FOR WIDENING ALLEY) IN THE SUBDIVISION OF BLOCK 101 IN SCHOOL SECTION ADDITION TO CHICAGO, IN SECTION 16, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED NOVEMBER 8, 2007 AS DOCUMENT NUMBER 0731215062, AS AMENDED FROM TIME TO TIME; TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTERESTS IN THE COMMON ELEMENTS.

PARCEL 2: EASEMENTS FOR THE BENEFIT OF PARCEL 1 FOR SUPPORT, INGRESS AND EGRESS, AND OTHER PURPOSES AS DESCRIBED AND DEFINED IN THE DECLARATION OF RECIPROCAL COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED NOVEMBER 8, 2007 AS DOCUMENT NUMBER 0731215061.

SUBJECT TO:

Covenants, conditions and restrictions of record; Private, public and utility easements and roads and highways; General taxes for the year 2022 and subsequent years including taxes which may accrue by reason of new or additional improvements during the years.

Permanent Real Estate Index Number(s): 17-16-402-063-1211
Address(es) of Real Estate: 611 S WELLS ST, PKGING SP, CHICAGO, IL 60607

Dated this 14 day of June, 2023.

Joann Materazzo as attorney in
JOANN MATERAZZO, AS ATTORNEY IN FOR MARIA CARRIVALE, WIFE OF AGOSTINO CARRIVALE, DECEASED

Phillip Anthony Carrivale As executor
PHILLIP ANTHONY CARRIVALE, AS EXECUTOR OF THE ESTATE OF AGOSTINO CARRIVALE, DECEASED

CT 23GNW 738452 WD

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STATE OF ILLINOIS, COUNTY OF DuPage ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT JOANN MATERAZZO and PHILLIP ANTHONY CARRIVALE, personally known to me to be the same person(s) whose name(s) [IS/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 18 day of June, 2023



Susan Broomes (Notary Public)

Prepared By: ERON M. MCCORMICK
2100 MANCHESTER ROAD
SUITE 1440
WHEATON, IL 60187

Mail To:

DAVID COWAN
611 S WELLS ST
~~PKING SP~~ Unit 1209
CHICAGO, ILLINOIS 60607

Name & Address of Taxpayer:
DAVID COWAN
611 S WELLS ST
~~PKING SP~~ Unit 1209
CHICAGO, ILLINOIS 60607

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