

# UNOFFICIAL COPY

**PREPARED BY:**

Jonathan P. Sherry, PC  
200 West Madison St., Suite 2100  
Chicago, IL 60606

Doc#. 2322906041 Fee: \$107.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 08/17/2023 12:07 PM Pg: 1 of 2

**MAIL TAX BILL TO:**

Chicago Title and Land Trust as trustee of Land  
Trust No. 8002392470 dated August 10, 2023.  
1701 Golf Road 1-102  
Rolling Meadows IL 60008.

Dec ID 20230801699603  
ST/CO Stamp 1-492-141-520 ST Tax \$272.00 CO Tax \$136.00  
City Stamp 1-371-899-344 City Tax: \$2,856.00

**MAIL RECORDED DEED TO:**

Chicago Title and Land Trust as trustee of Land  
Trust No. 8002392470 dated August 10, 2023.  
1701 Golf Road 1-102  
Rolling Meadows IL 60008.

## WARRANTY DEED Statutory (Illinois)

THE GRANTOR(S), Michael Brandt, a single man of Champaign, IL and Leah Heil, a single woman of Fort Lauderdale, FL, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEY(S) AND WARRANT(S) to Chicago Title and Land Trust as trustee of Land Trust No. 8002392470 dated August 10, 2023., of 1701 Golf Road 1-102, Rolling Meadows IL 60008, all right, title, and interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

UNIT NUMBER 25-C, IN THE 1440 N. LAKE SHORE DRIVE CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF LOT 14 (EXCEPT THE SOUTH 5 FEET THEREOF) AND ALL OF LOTS 15, 16, 17, 18 AND 19 AND THE SOUTH 20 FEET OF LOT 20 IN POTTER PALMER'S RESUBDIVISION OF LOTS 1 TO 22, INCLUSIVE, IN BLOCK 4 IN THE CATHOLIC BISHOP OF CHICAGO'S LAKE SHORE DRIVE ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE NORTH 18.83 CHAINS OF FRACTIONAL SECTION 3, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, (CALLED "PARCEL"), WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE, UNDER TRUST NUMBER 29440, AND RECORDED IN THE OFFICE OF THE RECORDER OF COOK COUNTY, ILLINOIS, AS DOCUMENT 21361283 AND AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 17-03-103-028-1161

Property Address: 1440 North Lake Shore Drive, Unit 25C, Chicago, IL 60610

Subject, however, to the general taxes for the year of 2022 2<sup>nd</sup> installment and thereafter, and all Covenants, Restrictions, and Conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

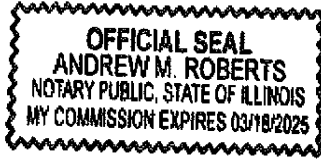
Hereby releasing and waiving all rights under and by virtue of the Homestead Exemptions Laws of the State of Illinois.

# UNOFFICIAL COPY

Dated this 10 day of August, 2023 Michael Brandt  
Michael Brandt

Leah Heil  
Leah Heil

STATE OF Illinois }  
COUNTY OF Champaign } SS



I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Michael Brandt, 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 he/she/they signed, sealed and delivered the said instrument, as his/her/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 11<sup>th</sup> day of August 2023

Andrew M. Roberts  
Notary Public  
My commission expires: 03/18/2025

STATE OF FLORIDA }  
COUNTY OF BROWARD } SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Leah Heil, 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 he/she/they signed, sealed and delivered the said instrument, as his/her/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 12 day of August 2023

Renee Chelchowski  
Notary Public  
My commission expires: 11/12/25

Exempt under paragraph \_\_\_\_\_

