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THIS DOCUMENT WAS PREPARED
BY:

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Doc#: 2324229210 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/30/2023 02:44 PM Pg: 1 of 4

Dec ID 20230801609619
ST/CO Stamp 0-491-836-880 ST Tax \$945.00 CO Tax \$472.50
City Stamp 0-992-204-240 City Tax: \$9,922.50

Property of Cook County Clerk's Office

Chicago Title

WARRANTY DEED

23 GSC 254750 LP 1/1
THIS INDENTURE is made as of this 24th day of August, 2023 by and between Sarah A Tyler, as Trustee of the Sarah A Tyler Revocable Trust dated August 21, 2014 of the City of Chicago, State of Illinois ("Grantor"), and Maria K. Barone, Trustee of the Maria K. Barone Living Trust dated March 4, 2021, of the City of Chicago, State of Illinois ("Grantee").

WITNESSETH, that Grantor, for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations, to it in hand paid by Grantee, the receipt of which is hereby acknowledged, does by these presents CONVEYS AND WARRANTS unto Grantee, all interest in the following described real estate situated in the County of Cook, in the State of Illinois to wit:

See Exhibit A attached hereto

SUBJECT TO: General real estate taxes not yet due and payable at the time of closing; covenants, conditions and restrictions of record; building lines and easements, if any; and public and utility easements.

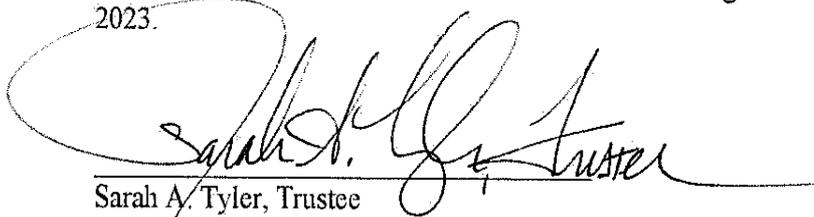
Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Tax Number: 17-10-112-011-1103 and 17-10-112-011-1228
Address of Real Estate: 55 East Erie Street, Unit 2904, Chicago, IL 60611

SIGNATURE PAGE FOLLOWS

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IN WITNESS WHEREOF, Grantors aforesaid have signed and sealed this Deed this 24 day of August, 2023.


Sarah A. Tyler, Trustee

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REAL ESTATE TRANSFER TAX		29-Aug-2023
	COUNTY:	472.50
	ILLINOIS:	945.00
	TOTAL:	1,417.50
17-10-112-011-1103		20230801609619 0-491-836-880

REAL ESTATE TRANSFER TAX		29-Aug-2023
	CHICAGO:	7,087.50
	CTA:	2,835.00
	TOTAL:	9,922.50 *
17-10-112-011-1103		20230801609619 0-992-204-240
Total does not include any applicable penalty or interest due.		

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State of ILLINOIS)
) ss
County of COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Sarah A. Tyler, Trustee, 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 they signed, sealed and delivered this 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.

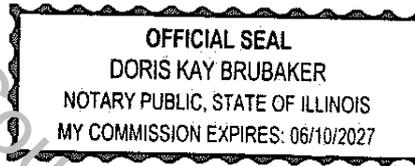
GIVEN under my hand and official seal, this 27 day of August, 2023.

Doris Kay Brubaker
Notary Public

Commission expires:

Send Subsequent Tax Bills To:

Maria K. Barone
55 E. Erie St Unit 2904
Chicago IL 60611



After Recording Return To:

Same address

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LEGAL DESCRIPTION

Order No.: 23GSC254750LP

For APN/Parcel ID(s): 17-10-112-011-1103, and 17-10-112-011-1228 and 17-10-112-011-1228

UNIT 2904 AND PARKING SPACE P-35 IN THE 55 EAST ERIE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING REAL ESTATE: THE NORTHWEST 1/4 (EXCEPT THE SOUTH 40 FEET THEREOF) AND THE NORTHEAST 1/4 OF BLOCK 35 IN KINZIE'S ADDITION TO CHICAGO IN THE NORTH FRACTIONAL SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY ILLINOIS. WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED OCTOBER 24, 2003 AS DOCUMENT NUMBER 0329719204, AND AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

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