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WARRANTY DEED ILLINOIS STATUTORY

Doc#. 2326446075 Fee: \$107.00

Karen A. Yarbrough Cook County Clerk

Date: 09/21/2023 11:58 AM Pg: 1 of 3

Dec ID 20230801614081

ST/CO Stamp 1-051-200-976 ST Tax \$400.00 CO Tax \$200.00

City Stamp 0-561-509-840 City Tax: \$4,200.00

THE GRANTORS, Timethy J. Sinclair, an unmarried person, and Gary H. Sinclair, and Jacquelyn K. Sinclair, husband and wife der and in consideration of Ten and 00/100 Dollars (\$10.00), and other good and valuable consideration, CONVEY and WARRANT to GRANTEES Jonathan Lustig and Diane Goldring, AS TENANTS IN COMMON.

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

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF

Property Index Number:

17-09-325-012-1163 and 17-09-325-012-1452

Property Address:

165 N. Canal Street #1319 & P. 121. Chicago, IL 60606

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 23° day of Avart, 2023
Timothy J. Sinclair

STATE OF Monday) SS

ALEXANDRA JADE JOHNSON Official Seal Notary Public - State of Illinois My Commission Expires Jan 20, 2027

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Timothy J. Sinclair, 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 instrument as a 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 scal, this $\frac{23}{4}$ day of $\frac{495}{4}$, 2023

Notar/ Public

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Dated this 24th day of august, 2023.

Gary H. Sinclair

Jacquelyn K Sinclair

STATE OF INDICATION) SS COUNTY OF HENCIPICES)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Gary H. Sinclair, and Jacquelyn K. Sinclair, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered this instrument as a 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 scal, this 24th day of ANOWET, 2023



JORDAN FENNELL

Commission #NP0748043

Resident of Hendricks County
My Commission Expires April 4, 2031

Andrew Hundle Notary Public

MAIL RECORDED DEED TO:

WALLAC MOY 53 WYCKSOW 1564 Chicago, Fl. 60604 MAIL SUBSEQUENT TAXEILLS TO:

Jonathan Lustig / Ulane c

165 N. Canal Street #1319 & P-121

Chicago, IL 60606

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