

UNOFFICIAL COPY

Warranty Deed

ILLINOIS

Doc#: 2331813343 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 11/14/2023 02:49 PM Pg: 1 of 4

CH23017477
FIDELITY NATIONAL
TITLE

Dec ID 20231001641913
ST/CO Stamp 0-857-642-960 ST Tax \$1,275.00 CO Tax \$637.50
City Stamp 1-577-228-240 City Tax: \$13,387.50

Above Space for Recorder's Use Only

a married man
THE GRANTOR(s) WILLIAM KILLEEN, for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable considerations in hand paid, CONVEY(s) and WARRANT(s) to IGNACIO JUSUE TORRES AND ALICIA HULBERT of Illinois, the following described Real Estate situated in the County of COOK in the State of Illinois to wit: *(See page 2 for legal description attached hereto and made part hereof.)*, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

**Husband and wife, as tenants by the entirety*

SUBJECT TO: General taxes for 2022 and subsequent years; Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number(s): 17-10-221-083-1347 (UNIT)
17-10-221-083-1531 (P-340)
17-10-221-083-1571 (P-380)

Address(es) of Real Estate:
415 E NORTH WATER ST #1604
CHICAGO, IL 60611-5821

The date of this deed of conveyance is 10 / 30 / 2023

see attached

WILLIAM KILLEEN

MARJORIE KILLEEN
(SIGNING FOR THE SOLE PURPOSE OF WAIVING HOMESTEAD)

State of Iowa, County of Plymouth SS. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that the above signatory(s) whose name is William Killeen 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.

(Impress Seal Here)

Given under my hand and official seal 10 / 30 / 2023



Kristi Lehman

Notary Public

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Warranty Deed

ILLINOIS

Above Space for Recorder's Use Only

a married man
 THE GRANTOR(s) WILLIAM KILLEEN, for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable considerations in hand paid, CONVEY(s) and WARRANT(s) to IGNACIO JUSUE TORRES AND ALICIA HULBERT of Illinois, the following described Real Estate situated in the County of COOK in the State of Illinois to wit: *(See page 2 for legal description attached hereto and made part hereof.)*, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

** Husband and wife, as tenants by the entirety*

SUBJECT TO: General taxes for 2022 and subsequent years; Covenants, conditions and restrictions of record, if any;

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See attached

WILLIAM KILLEEN

Marjorie Killeen

MARJORIE KILLEEN
(SIGNING FOR THE SOLE PURPOSE OF WAIVING HOMESTEAD)

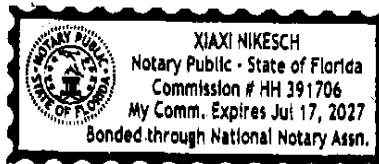
State of Florida, County of Lee SS. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that the above signatory(s) whose name is Marjorie Killeen personally known to me to be the same person(s) whose name(s) is(are) subscribed to the foregoing instrument, 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.

She produced FL Driver's License as ID

By means of physical presence
 or online notarization
 Given under my hand and official seal 10 / 30 / 2023

(Impress Seal Here)

(My Commission Expires 9/17/2027)



Xiaxi Nikesch
 XIAXI NIKESCH Notary Public

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LEGAL DESCRIPTION

For the premises commonly known as: 415 E NORTH WATER ST #1604, CHICAGO, IL 60611-5821

Legal Description:

PARCEL 1: UNIT W1604, P-340 AND P-380 IN THE RIVERVIEW CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: CERTAIN PARTS OF VACATED EAST RIVER DRIVE AND OF BLOCK 14, (EXCEPT THE NORTH 6.50 FEET THEREOF, DEDICATED TO THE CITY OF CHICAGO FOR SIDEWALK PURPOSES PER DOCUMENT NO. 8763094) IN CITY FRONT CENTER, BEING A RESUBDIVISION IN THE NORTH FRACTION OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "E" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 00595371, AND AS AMENDED, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: A NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS, USE AND ENJOYMENT UPON THE PROPERTY AS DEFINED, DESCRIBED AND DECLARED IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED AUGUST 4, 2000 AS DOCUMENT NUMBER 00595370.

This instrument was prepared by:

Mark Edison
Law Office Mark E. Edison PC
1415 W. 22nd Street Tower Floor
Oak Brook, IL 60523

Send subsequent tax bills to:

Grantee address AND
Ignacio Susie Torres &
Alice Huber.
to: 415 E. North water
st #1604, Chicago IL
60611-5821

Recorder-mail record document to:

David G. SPAK Esq.
4 The Court of Island Point
Northbrook IL 60062

UNOFFICIAL COPY

REAL ESTATE TRANSFER TAX

06-Nov-2023



COUNTY:	637.50
ILLINOIS:	1,275.00
TOTAL:	1,912.50

17-10-221-083-1347

| 20231001641913 | 0-857-642-960

REAL ESTATE TRANSFER TAX

06-Nov-2023



CHICAGO:	9,562.50
CTA:	3,825.00
TOTAL:	13,387.50 *

17-10-221-083-1347

| 20231001641913 | 1-577-228-240

* Total does not include any applicable penalty or interest due.

Property of Cook County Clerk's Office