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Doc#: 2334041185 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 12/06/2023 04:13 PM Pg: 1 of 3

Dec ID 20231101675731
ST/CO Stamp 0-087-719-888 ST Tax \$275.00 CO Tax \$137.50

WARRANTY DEED

Old Republic National Title
9601 Southwest Highway
Oak Lawn, IL 60453

File No: 23161273

THIS INDENTURE WITNESSETH, that the Grantor(s), Gregory Knapp and Erica Knapp, married, of 147 Hiwalani Loop Makawao, HI 96768 for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations, the receipt of which is hereby acknowledged, CONVEY(S) and WARRANT(S) TO Erika Sanchez, of 2320 S Austin Blvd., Cicero, IL 60804, the following described real estate, to-wit:

UNITS 314 AND P-21, IN PRAIRIE PLACE AT 6436 ROOSEVELT CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY:

LOTS 19 TO 28 BOTH INCLUSIVE, IN THE SUBDIVISION OF BLOCK 3 IN THE SUBDIVISION OF THE SOUTHEAST QUARTER OF LOT 6 IN B.F. JERVIS SUBDIVISION OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THE WEST HALF OF THE SOUTHWEST QUARTER THEREOF), IN COOK COUNTY, ILLINOIS

THE WEST 1/2 OF VACATED ELMWOOD AVENUE LYING EAST OF AND ADJOINING LOT 19 IN SUBDIVISION OF BLOCK 3 IN SUBDIVISION OF THE SOUTHEAST 1/4 OF LOT 6 IN B. F. JERVIS SUBDIVISION OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE WEST 1/2 OF THE SOUTHWEST 1/4 THEREOF), IN COOK COUNTY, ILLINOIS.

THE EAST 1/2 OF VACATED GUNDERSON AVENUE LYING WEST OF AND ADJOINING LOT 28 IN SUBDIVISION OF BLOCK 3 IN SUBDIVISION OF THE SOUTHEAST 1/4 OF LOT 6 IN B.F. JERVIS SUBDIVISION OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE WEST 1/2 OF THE SOUTHWEST 1/4 THEREOF), IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0617416044, AS AMENDED FROM TIME TO TIME, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Permanent Real Estate Index Number: 16-18-428-043-1021 & 1055

Address of Real Estate: 6436 Roosevelt Rd Unit 314, Oak Park, IL 60304

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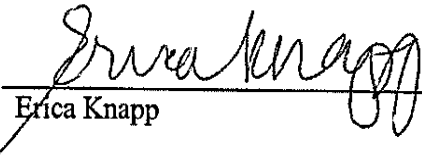
Subject to the following restrictions: a) all taxes and special assessments for the year 2023 and thereafter; b) zoning laws and ordinances; c) covenants, conditions, restrictions of record and easements for the use of public utilities; d) roads and highways; situated in, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

THIS IS NOT A HOMESTEAD PROPERTY.

Dated this 25th Day of October, 2023





Gregory Knapp



Erica Knapp




REAL ESTATE TRANSFER TAX		04-Dec-2023	
		COUNTY:	137.50
		ILLINOIS:	275.00
		TOTAL:	412.50
16-18-428-043-1021		20231101675731 0-087-719-888	

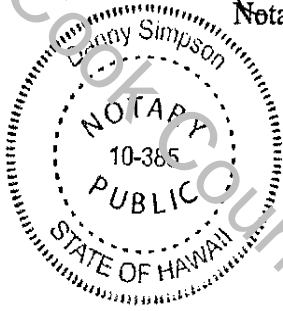
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STATE OF Hawaii
COUNTY OF Mau ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT , Gregory Knapp and Erica Knapp, personally known to me to be the same person(s) whose names are subscribed to the foregoing instrument, as having executed the same, 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 25th day of October, 2023.


Notary Public
Danny Simpson
Commission expires 11/14/2026



This Instrument was prepared by:

Das Law, Ltd
1016 W. Jackson Blvd., #509
Chicago IL 60607

Future Tax Bills to:

Erika Sanchez
6436 Roosevelt #314
Oak Park, IL 60304

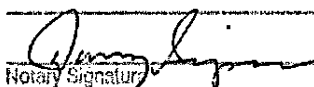
After recording return document to:

Erika Sanchez
6436 Roosevelt #314
Oak Park, IL 60304

Doc. Date: 10/25/2023 # Pages: 3

Notary Name: Danny Simpson Second Circuit

Doc. Description: Warranty Deed

 10/25/2023
Notary Signature Date

Danny Simpson
Commission expires 11/14/2026

