

UNOFFICIAL COPY

Warranty Deed

ILLINOIS

Doc#: 2334733041 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 12/13/2023 09:22 AM Pg: 1 of 3

Dec ID 20231101676350
ST/CO Stamp 0-882-606-128 ST Tax \$1,100.00 CO Tax \$550.00
City Stamp 0-103-710-768 City Tax: \$11,550.00

FIDELITY NATIONAL TITLE
CH23020204

Above Space for Recorder's Use Only

THE GRANTOR(s) MICHAEL STEVEN GREENE, ^{an unmarried man} 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 ELIZABETH NOYES 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. *single woman, OF 155 N. ABERDEEN ST., #303, CHICAGO, IL 60607*

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

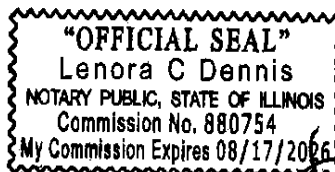
Permanent Real Estate Index Number(s): 17-08-429-021-1008 (UNIT)
17-08-429-021-1026 (P-13)
17-08-429-021-1027 (P-14)
17-08-429-021-1028 (P-15)

Address(es) of Real Estate:
155 N ABERDEEN ST #303
CHICAGO, IL 60607-1665

The date of this deed of conveyance is NOV 20 /2023

M S G
MICHAEL STEVEN GREENE

State of ILLINOIS County of COOK 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 MICHAEL STEVEN GREENE 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 11/20/2023

(My Commission Expires 0-17-2026)

[Signature]
Notary Public

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LEGAL DESCRIPTION

For the premises commonly known as: 155 N ABERDEEN ST #303, CHICAGO, IL 60607-1665

Legal Description:

PARCEL 1: UNITS 303, P-13, P-14 AND P-15 IN 155 N. ABERDEEN STREET CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PARCELS OF LAND,

PARCEL 1A: LOTS 1, 2, 3 AND 4 (EXCEPT THE SOUTH 35 FEET OF LOTS 3 AND 4 DEEDED TO THE CITY OF CHICAGO BY DEED DATED FEBRUARY 20, 1923 RECORDED MARCH 21, 1924 AS DOCUMENT 8340042), INCLUDING THE PRIVATE ALLEY LYING NORTH AND ADJOINING AFORESAID LOTS 3 AND 4, IN PHELPS AND OTHERS SUBDIVISION OF LOT 14 IN BLOCK 31 IN CARPENTER'S ADDITION TO CHICAGO, IN THE SOUTHEAST 1/4 OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PARCEL 1B: LOTS 13 AND 15 (EXCEPT THE SOUTH 35 FEET OF SAID LOT 15 CONVEYED TO THE CITY OF CHICAGO BY DEED DATED FEBRUARY 20, 1924 RECORDED MARCH 21, 1924 AS DOCUMENT 8340043) IN BLOCK 31 IN CARPENTER'S ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE SOUTHEAST 1/4 OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0919744049, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EXCLUSIVE RIGHT TO THE USE OF ROOF TERRACE SPACE FOR UNIT 303, STORAGE SPACE FOR UNIT 303, LIMITED COMMON ELEMENTS, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION RECORDED AS DOCUMENT 0919744049

GRANTEES ADDRESS

<p>This instrument was prepared by:</p> <p>Mark Edison Law Office Mark E. Edison PC 1415 W. 22nd Street Tower Floor Oak Brook, IL 60523</p>	<p>Send subsequent tax bills to:</p> <p>Elizabeth Noyes 155 N. Aberdeen St #303 Chicago IL 60607</p>	<p>Recorder-mail recorded document to:</p> <p>Elizabeth Noyes 155 N. Aberdeen St #303 Chicago IL 60607</p>
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UNOFFICIAL COPY**REAL ESTATE TRANSFER TAX**

08-Dec-2023



COUNTY:	550.00
ILLINOIS:	1,100.00
TOTAL:	1,650.00

17-08-429-021-1008

| 20231101676350 | 0-882-606-128

REAL ESTATE TRANSFER TAX

08-Dec-2023



CHICAGO:	8,250.00
CTA:	3,300.00
TOTAL:	11,550.00 *

17-08-429-021-1008 | 20231101676350 | 0-103-710-768

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

Property of Cook County Clerk's Office