

UNOFFICIAL COPY

WARRANTY DEED
ILLINOIS STATUTORY

773474
1 of 2

Citywide Title Corporation
111 W. Washington St, Ste. 1301
Chicago IL 60602



2334928010

Doc# 2334928010 Fee \$88.00

RHSP FEE:\$18.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 12/15/2023 09:59 AM PG: 1 OF 5

THE GRANTORS Michael Dicker and Mary Lynn Dicker, husband and wife, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of \$10.00 (Ten and 00/100 Dollars), and other good and valuable consideration in hand paid, CONVEY and WARRANT to Anthony Michael Malizia and Lucy Fu, husband and wife, as tenants by the entirety, who currently reside at 512 N. McClurg Ct., Apt. 911, Chicago, IL, 60611, all interest in the following described Real Estate situated in the City of Chicago in the State of Illinois, to wit:

PARCEL ONE:

2401 See attached

~~UNIT 2401~~, IN THE PEARSON CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE LOTS 4, 6, 7, AND 8 IN THE RESIDENCES ON LAKE SHORE PARK SUBDIVISION, BEING A SUBDIVISION OF PART OF LOTS 91 TO 98 IN LAKE SHORE DRIVE ADDITION TO CHICAGO, A SUBDIVISION OF PART OF BLOCKS 14 AND 20 IN CANAL TRUSTEES' SUBDIVISION OF THE SOUTH FRACTIONAL QUARTER OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NO. 0317834093, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL TWO:

~~THE EXCLUSIVE RIGHT TO THE USE OF P-139 AND SSB-96, LIMITED COMMON ELEMENTS, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM AFORESAID.~~

Subject to covenants, conditions and restrictions of record and building lines and easements, if any, and general real estate taxes not due and payable at the time of conveyance.

Permanent Real Estate Index Number(s): 17-03-228-032-1112

Address of Real Estate: 250 E. Pearson St., Unit 2401, Chicago, IL, 60611

Dated this 18 day of NOVEMBER, 2023

GRANTORS:

Michael Dicker

Mary Lynn Dicker

S Y
P 5
S Y-1
SC _____
INT Rv

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ACKNOWLEDGEMENT

STATE OF ILLINOIS
COUNTY OF COOK

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, certify that Michael Dicker and Mary Lynn Dicker, who are known to me to be the same persons whose names are subscribed to the foregoing Warranty Deed, appeared before me this day in person, and acknowledged that they signed, and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 28 day of November, 2023

Vicki Jacobs

(Notary Public)

Deed prepared by:
James P. Freiburg
Weil, Freiburg & Associates, P.C.
1740 Mission Hills Rd. Unit 107
Northbrook, IL 60062



Send subsequent tax bills to:
Anthony Malizia and Lucy Fu
250 E. Pearson St.
Unit 2401
Chicago, IL 60611

Property of Cook County Clerk's Office

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File No: 773474

EXHIBIT "A"

PARCEL ONE:

UNIT 2401, IN THE PEARSON CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 4, 6, 7, AND 8 IN THE RESIDENCES ON LAKE SHORE PARK SUBDIVISION, BEING A SUBDIVISION OF PART OF LOTS 91 TO 98 IN LAKES SHORE DRIVE ADDITION TO CHICAGO, A SUBDIVISION OF PART OF BLOCKS 14 AND 20 IN CANAL TRUSTEES' SUBDIVISION OF THE SOUTH FRACTIONAL QUARTER OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NO. 0317934093, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

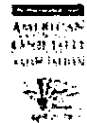
PARCEL TWO:

THE EXCLUSIVE RIGHT TO THE USE OF P-139 AND SSB-96, LIMITED COMMON ELEMENTS, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM AFORESAID.

17-03-228-032-1112 (A)

This page is only a part of a 2016 ALTA® Commitment for Title Insurance. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I-Requirements; and Schedule B, Part II-Exceptions.

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REAL ESTATE TRANSFER TAX

12-Dec-2023



CHICAGO:

5,775.00

CTA:

2,310.00

TOTAL:

8,085.00

17-03-228-032-1112 | 20231101680627 | 1-021-911-088

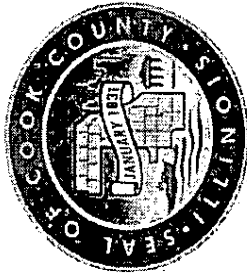
* Total does not include any applicable penalty or interest due.

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REAL ESTATE TRANSFER TAX

12-Dec-2023



COUNTY:	385.00
ILLINOIS:	770.00
TOTAL:	1,155.00

17-03-228-032-1112

20231101680627

0-669-130-800

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