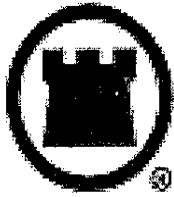


# UNOFFICIAL COPY



Chicago Title Insurance  
Company

## WARRANTY DEED ILLINOIS STATUTORY

Doc#: 2335233525 Fee: \$107.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 12/18/2023 03:49 PM Pg: 1 of 3

Dec ID 20231201691453  
ST/CO Stamp 0-225-792-048 ST Tax \$418.00 CO Tax \$209.00  
City Stamp 0-323-506-224 City Tax: \$4,389.00

File Number: 23GSA752083LP

THE GRANTORS, **DANIELLE TRUDEAU AND LAUREN SCHACHTER**, a married couple, as Tenants by the Entirety, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of TEN and 00/100 DOLLARS in hand paid, convey and warrant to **DAVIDE CORTELAZZO AND SABRINA IANNUZZI**, a married couple, of 1148 W Lill Ave Apt.3, Chicago, IL 60614, as Tenants by the Entirety, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

### PARCEL 1:

UNIT NUMBER 3042-2 IN THE 3042-44 NORTH OAKLEY CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOTS 4 AND 5 IN BLOCK 11 IN CLYBOURN AVENUE ADDITION TO LAKE VIEW AND CHICAGO, BEING A SUBDIVISION OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NO. 0404418015; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

### PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-2, A LIMITED COMMON ELEMENT, AS SHOWN ON THE SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM, AFORESAID.

Permanent Real Estate Index Number(s): 14-30-107-039-1002

Address of Real Estate: 3042 N. Oakley Avenue, Unit 2S, Chicago, IL 60618-8310

SUBJECT TO: General real estate taxes for 2023 and subsequent years, covenants, conditions and restrictions of record; and building lines and easements.


Chicago Title 23GSA752083LP 11 MW

# UNOFFICIAL COPY

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 7 day of December, 2023.


  
Danielle Trudeau

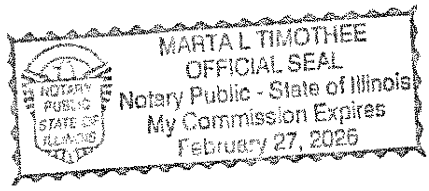
  
Lauren Schachter

STATE OF ILLINOIS     )  
  )     ss.  
COUNTY OF COOK     )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT DANIELLE TRUDEAU AND LAUREN SCHACHTER, personally known to me to be the persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed, and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

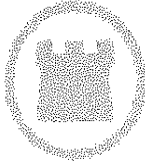
Given under my hand and official seal, this 7 day of December, 2023.

  
(Notary Public)



<p>This instrument was prepared by: Melissa Tannehill Tannehill Law, LLC 17 E. Monroe, Suite 230 Chicago, IL 60603</p>	<p>Send subsequent tax bills to: Davide Cortelazzo &amp; Sabrina Iannuzzi 3042 N. Oakley Avenue, Unit 2S Chicago, IL 60618-8310</p>	<p>Mail Recorded Instrument to: Peter A Johnson Esq. 11 East Hubbard St.. Suite 702 Chicago, IL 60611</p>
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# UNOFFICIAL COPY



CHICAGO TITLE  
COMPANY

## LEGAL DESCRIPTION

Order No.: 23GSA752083LP

For APN/Parcel ID(s): 14-30-107-039-1002

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Property of Cook County Clerk's Office