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Doc#: 2335313513 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 12/19/2023 12:54 PM Pg: 1 of 3

Dec ID 20231101679843
ST/CO Stamp 0-941-727-696 ST Tax \$269.00 CO Tax \$134.50
City Stamp 1-293-721-552 City Tax: \$2,824.50

WARRANTY DEED STATUTORY (Illinois) (Individual to Individual)

THE GRANTORS, **THOMAS A. LYONS** and **KOLLEEN K. LYONS**, married to each other, of 549 West Brompton Avenue, Apartment 1E, Chicago, Illinois 60657, for and in consideration of the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration in hand paid, CONVEY and WARRANT to **MARIKA A OTTMAN**, _____ of _____, City of Chicago, County of Cook, State of Illinois,

the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

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

SUBJECT TO COVENANTS, CONDITIONS AND RESTRICTIONS OF RECORD AND BUILDING LINES AND EASEMENTS, IF ANY, PROVIDED THEY DO NOT INTERFERE WITH THE CURRENT USE AND ENJOYMENT OF THE REAL ESTATE; AND REAL ESTATE TAXES NOT DUE AND PAYABLE AT THE TIME OF CLOSING.

Permanent Real Estate Index Number: 14-21-112-011-1001

Address of Real Estate: 549 West Brompton Avenue, Apartment 1E, Chicago, Illinois 60657

Dated this 7TH day of November, 2023

Thomas A Lyons
THOMAS A. LYONS

Kolleen K Lyons
KOLLEEN K. LYONS

PT23-96290
1 of 3 on

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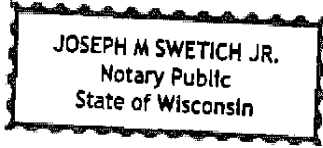
State of Wisconsin)
County of Winnebago) ss

I, the undersigned, a Notary Public in and for said County, in the State Aforesaid, DO HEREBY CERTIFY that **THOMAS A. LYONS** and **KOLLEEN K. LYONS**, personally known to me to be the same person whose name is 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 16 day of November, 2023.

Joseph M. Swetich Jr.
Notary Public

exp 10/29/24



This instrument was prepared by:
E. Christopher Caravette, Esquire
Caravette & Associates, P.C.
910 North Lake Shore Drive
Suite 1318
Chicago, Illinois 60611

MAIL TO:
Karen Patterson, Esquire
2400 Ravine Way
Suite 200
Glenview, Illinois 60025

SEND SUBSEQUENT TAX BILLS TO:

Marika Ottman
549 W. Bryampton Ave
Unit 1E
Chicago, IL 60654

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EXHIBIT "A"

UNIT NUMBER 549-1 IN THE BROMPTON-PINE GROVE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 3 IN PLOTKE AND GROSBY'S RESUBDIVISION OF THE WESTERLY 278.0 FEET OF BLOCK 2 IN BAIRD AND WARNER'S SUBDIVISION OF BLOCK 12 OF HUNDLEY'S SUBDIVISION OF LOTS 3 TO 21 AND 33 TO 37 ALL INCLUSIVE IN PINE GROVE, A SUBDIVISION OF FRACTIONAL SECTION 21, TOWNSHIP 40 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 NUMBER 24992946, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

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