

# UNOFFICIAL COPY

## Warranty Deed

ILLINOIS

Doc#. 2401806042 Fee: \$107.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 01/18/2024 09:41 AM Pg: 1 of 3

Dec ID 20231101671685  
ST/CO Stamp 1-447-502-896 ST Tax \$620.00 CO Tax \$310.00  
City Stamp 0-373-761-072 City Tax: \$6,510.00

**Fidelity National Title**  
**CH23019743**

*Above Space for Recorder's Use Only*

THE GRANTOR(s) an unmarried woman CAROLINE KALEMBER, 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 JUAN JOSE GONZALEZ AND CARLA P. RUBALCAVA 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.

\* as tenants by the entirety, husband & wife.

SUBJECT TO: General taxes for 2022 and subsequent years; Covenants, conditions and restrictions of record, if any;  
2023

Permanent Real Estate Index Number(s): 17-21-301-033-1002

Address(es) of Real Estate:  
722 W 17TH PL #1W  
CHICAGO, IL 60616-1226

The date of this deed of conveyance is 11/14/2023

CAROLINE KALEMBER

State of IL, 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 Caroline Kalember 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.



Given under my hand and official seal 11/14/2023

  
Notary Public

(My Commission Expires \_\_\_\_\_)

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## LEGAL DESCRIPTION

For the premises commonly known as: 722 W 17TH PL #1W, CHICAGO, IL 60616-1226


**Legal Description:**

PARCEL 1: UNIT 1W TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 722 W. 17TH PLACE CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 18-28316009, AS AMENDED FROM TIME TO TIME, IN THE WEST 1/2 OF SECTION 21, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO GARAGE UNIT 1W AND THE DECK, LIMITED COMMON ELEMENTS, AS SET FORTH IN THE AFOREMENTIONED DECLARATION OF CONDOMINIUM AND AS DELINEATED ON THE PLAT OF SURVEY, ATTACHED THERETO.



<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>GRANTEE'S ADDRESS</p> <p>Send subsequent tax bills to:</p> <p>Juan Jose &amp; Carla Rubalcava 722 W. 17th PL #1W Chicago IL 60616</p>	<p>Recorder-mail recorded document to:</p> <p>Levit &amp; Washutz Ltd. 1120 W. Belmont Ave Chicago IL 60657</p>
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<b>REAL ESTATE TRANSFER TAX</b>		16-Jan-2024
	<b>CHICAGO:</b>	4,650.00
	<b>CTA:</b>	1,860.00
	<b>TOTAL:</b>	6,510.00 *

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

<b>REAL ESTATE TRANSFER TAX</b>		16-Jan-2024
	<b>COUNTY:</b>	310.00
	<b>ILLINOIS:</b>	620.00
	<b>TOTAL:</b>	930.00

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Cook County Clerk's Office