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KAREN A. YARBROUGH
COOK COUNTY CLERK'S OFFICE
Date 3/26/2024 9:36 AM Pg: 1 of 2

Dec ID 20240301654985
ST/Co Stamp 1-232-807-472 ST Tax \$595.00 CO Tax \$297.50
City Stamp 0-044-156-464 City Tax \$6,247.50

WARRANTY DEED ILLINOIS STATUTORY

PT 24-97819 1/2

THE GRANTORS, BRIAN SMYKOWSKI and MORGAN CRANDALL, Husband and Wife, CONVEY and WARRANT to JASON FOLEY and MADISON FOLEY, Husband and Wife, as Tenants by the Entirety, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration, in hand paid, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

PARCEL 1: UNIT 2920-3 IN THE 2916-2920 NORTH DAMEN CONDOMINIUM, AS DELINEATED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

LOT 16 IN BLOCK 1 IN WILLIAM HAHNE'S SUBDIVISION OF THE NORTH 1/2 OF LOT 13 IN SNOW ESTATE SUBDIVISION BY SUPERIOR COURT PARTITION OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE SOUTH 33 FEET THEREOF), IN COOK COUNTY, ILLINOIS.

WHICH PLAT OF SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED APRIL 28, 2016 AS DOCUMENT NUMBER 0714215000, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO USE OF PARKING SPACE G-3, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED APRIL 28, 2016 AS DOCUMENT NUMBER 0714215000.

SUBJECT TO: covenants, conditions, and restrictions of record, so long as they do not interfere with the intended use of the property; public and utility easements; acts done or suffered through Buyers, and general real estate taxes not yet due and payable at the time of closing.

Permanent Real Estate Index Number: 14-30-121-056-1003

Address of Real Estate: 2920 North Damen Avenue, Unit 3, Chicago, Illinois 60618

Prepared by: Kimberly Freeland, Attorney at Law, 806 North Peoria Street, Chicago, IL 60642

Mail To:

DAVE SCHWELER
401 W TRUMBULL PARK RD
JANESVILLE, IL 60143

Grantee address +

Name and Address of Taxpayer:

Jason Foley and Madison Foley
2920 North Damen Avenue
Unit 3
Chicago, Illinois 60618

PROPER TITLE, LLC

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This 11th day of March, 2024.

X [Signature]
BRIAN SMYKOWSKI

X [Signature]
MORGAN CRANDALL

STATE OF

ILLINOIS

ss.

COUNTY OF

COOK

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that BRIAN SMYKOWSKI and MORGAN CRANDALL, are personally known to me to be the same person(s) whose name is subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such and he signed and delivered the said instrument, as his free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal, this 11th day of March, 2024.

[Signature] (Notary Public)

