

UNOFFICIAL COPY

Doc#: 2408602173 Fee: \$107.00

KAREN A. YARBROUGH

COOK COUNTY CLERK'S OFFICE

Date 3/26/2024 11:05 AM Pg: 1 of 3

WARRANTY DEED ILLINOIS STATUTORY BW 24061091 1 of 2

Dec ID 20240301645006

ST/Co Stamp 1-193-076-272 ST Tax \$265.00 CO Tax \$132.50

City Stamp 1-198-057-008 City Tax \$2,782.50

(The Above Space for Recorder's Use Only)

THE GRANTOR: Ewelina Mancewicz, a single person and not a party to a civil union, of 221 E. Cullerton St, Unit 513, Chicago, IL 60616, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS AND WARRANTS to **THE GRANTEE:** Juan Sanchez Cortes, Unmarried, of 925 W. Carmen Ave. Apt 104, Chicago, IL 60640, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Permanent Index Number(s): 17-22-314-033-1049; 17-22-314-033-1202

Property Address: 221 E. Cullerton St, Unit 513, Chicago, IL 60616

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, private and utility easements and roads and highways, general taxes for the year 2nd installment of 2023 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s).

Dated this 2nd day of March, 2024.

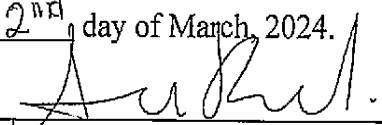

Ewelina Mancewicz

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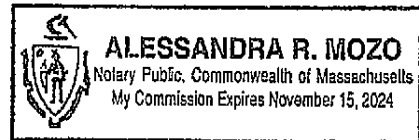
STATE OF Massachusetts)
) SS,
COUNTY OF Suffolk)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Ewelina Mancewicz, 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 she signed, sealed and delivered in the instrument as her 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 notarial seal, this 2nd day of March, 2024.



Notary Public




THIS INSTRUMENT PREPARED BY
Alicja M. Sroka
Alicja M. Sroka & Associates, P.C.
7742 W. Higgins Rd #C-102
Chicago, IL 60631

MAIL TO:



Juan Sanchez Cortes
221 E. Cullerton St.
Unit 513
Chicago, IL 60616

SEND SUBSEQUENT TAX BILLS TO:

Juan Sanchez Cortes
221 E. Cullerton St
Unit 513
Chicago, IL 60616

REAL ESTATE TRANSFER TAX		26-Mar-2024
	CHICAGO:	1,987.50
	CTA:	795.00
	TOTAL:	2,782.50 *

17-22-314-033-1049 | 20240301645006 | 1-198-057-008
* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX		26-Mar-2024
	COUNTY:	132.50
	ILLINOIS:	265.00
	TOTAL:	397.50

17-22-314-033-1049 | 20240301645006 | 1-193-076-272

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EXHIBIT A

LEGAL DESCRIPTION

UNIT 513 AND PARKING SPACE 112 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN PRAIRIE AND CULLERTON LOFTS CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 0011008039, RECORDED OCTOBER 29, 2001 IN THE SOUTHWEST 1/4 OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office