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Doc#: 2410624125 Fee: \$107.00
KAREN A. YARBROUGH
COOK COUNTY CLERK'S OFFICE
Date 4/15/2024 10:05 AM Pg: 1 of 3

Dec ID 20240301661377
ST/Co Stamp 1-406-086-704 ST Tax \$780.00 CO Tax \$390.00
City Stamp 1-245-359-664 City Tax \$8,190.00

PT23-00179P 1/2
WARRANTY DEED
ILLINOIS STATUTORY

THE GRANTOR, Rafael D. Pena, a married man, of Miami, Florida, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, **CONVEYS and WARRANTS** to Samuel Lyon^{*} and Jessica Rayborn^{**} as Joint tenants of Chicago, Ill, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit: * a single man * a single woman

See Exhibit 'A' attached hereto and made a part hereof

SUBJECT TO: covenants, conditions and restrictions of record, public and utility easements and roads and highways hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

****THIS IS NOT HOMESTEAD PROPERTY AS TO THE SELLER****

Permanent Real Estate Index Number: 14-20-419-107-1002

Address of Real Estate: 837 West Roscoe Street, Unit 1W
Chicago, Illinois 60657

Dated this 25 day of March, 2024.

PROPER TITLE, LLC

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EXHIBIT "A" / LEGAL DESCRIPTION

PARCEL 1:

UNIT 1W IN THE 835-37 W. ROSCOE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 57 AND 58 IN BLOCK 1 IN BUCKINGHAM'S SUBDIVISION OF BLOCK 4 IN THE PARTITION OF THE NORTH 3/4 OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED MARCH 16, 2004 AS DOCUMENT 0407630155, AS AMENDED FROM TIME TO TIME, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO USE PARKING SPACE P-1W, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0407630155.

Property of Cook County Clerk's Office