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Citywide Title Corporation
111 W Washington St. Ste. 1301
Chicago, Illinois 60602



Doc# 2415122038 Fee \$88.00
ILRHSP FEE:\$18.00 RPRF FEE:\$1.00
CEDRIC GILES
COOK COUNTY CLERK'S OFFICE
DATE: 5/30/2024 1:56 PM
PAGE: 1 OF 6

FILE # 775216 1/2

DEED

SUBORDINATION

POWER OF ATTORNEY

OTHER

REMARKS

1111 West 15 th St. Unit 311b
Chicago, Illinois 60608
17-20-227-060-1095
17-20-227-060-1212

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775210 1/2
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ILLINOIS WARRANTY DEED

THE GRANTOR(S),

Octavia M. Daniels,
 an unmarried woman

of the city of Chicago, County of Cook, State of Illinois, for the consideration of Ten Dollars (\$10.00), other good and valuable consideration in hand paid, CONVEYS and WARRANTS to:

Diego Chavez, a single man
 of 207 West Harrison Street, Chicago, Illinois 60607

all interest in the following described Real Estate situated in Cook County, Illinois, to wit:

PERMANENT INDEX NUMBERS: 17-20-227-060-1095
 17-20-227-060-1212

COMMON ADDRESS: 1111 West 15th Street, Unit 316 Chicago, Illinois 60608

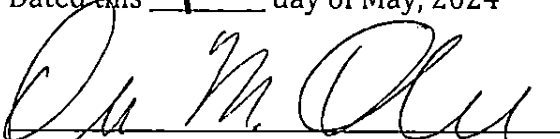
LEGAL DESCRIPTION:

~~PARCEL ONE: UNIT NO. 316 AND PARKING NO. GU-72, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE UNIVERSITY COMMONS IV CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0702415002, AS AMENDED FROM TIME TO TIME, IN SECTION 20, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.~~

~~PARCEL TWO: THE EXCLUSIVE RIGHT TO USE STORAGE SPACE S-95, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NO. 0702415002, AS AMENDED FROM TIME TO TIME.~~ See attached (P)

SUBJECT TO: General taxes for the year 2023 and subsequent years; building lines and building laws and ordinances; zoning laws and ordinances, but only if the present use of the property is in compliance therewith or is a legal non-conforming use; easements for public utilities which do not underlie the improvements on the property; other covenants and restrictions of record which are not violated by the existing improvements upon the property; party wall rights and agreements; the terms, provisions covenants and conditions of the Declaration of Covenants and all amendments, if any; and any easements established by or implied from said Declaration or amendments.

Dated this 1st day of May, 2024



Octavia M. Daniels

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State of Illinois)
County of Cook) SS.

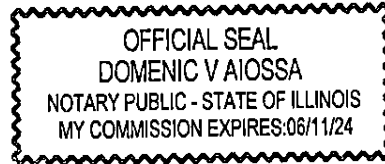
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that the above named individual(s), personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day and acknowledged that s/he signed, sealed and delivered the said instrument as his/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 official seal, this 18th day of May, 2024.

Domenic V. Aiossa

NOTARY PUBLIC

My Commission Expires: 06/11/2024



SEND SUBSEQUENT TAX BILLS TO:

Diego Chavez
1111 West 15th Street, Unit 316
Chicago, Illinois 60608

UPON RECORDING MAIL THIS INSTRUMENT TO:

Diego Chavez
1111 West 15th Street, Unit 316
Chicago, Illinois 60608

THIS INSTRUMENT PREPARED BY:

Tammy L. Aiossa
Aiossa & Associates, P.C.
11S270 S. Jackson St., Suite 104
Burr Ridge, Illinois 60527
Telephone: 630.908.3000

Property of Cook County Clerk's Office

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Commitment for Title Insurance
2021 v.01.00 (07-01-2021)

File No.: 775216

EXHIBIT A

The Land is described as follows:

PARCEL ONE:

UNIT NO. 316 AND PARKING NO. GU-72, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE UNIVERSITY COMMONS IV CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0702415002, AS AMENDED FROM TIME TO TIME, IN SECTION 20, TOWNSHIP 23 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL TWO:

THE EXCLUSIVE RIGHT TO USE STORAGE SPACE S-95, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NO. 0702415002, AS AMENDED FROM TIME TO TIME.

17-20-227-060-1095 ^A
17-20-227-060-1212

This page is only a part of a 2021 ALTA Commitment for Title Insurance issued by Fidelity National Title Insurance Company. This Commitment is not valid without the Notice; the Commitment to Issue Policy; Schedule A; Schedule B, Part I-Requirements; and Schedule B, Part II-Exceptions; and a counter-signature by the Company or its issuing agent that may be in electronic form.

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REAL ESTATE TRANSFER TAX

28-May-2024



CHICAGO:

2,025.00

CTA:

810.00

TOTAL:

2,835.00 *

17-20-227-060-1095 | 20240501600923 | 0-925-914-416

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

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Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX

28-May-2024



COUNTY:	135.00
ILLINOIS:	270.00
TOTAL:	405.00

17-20-227-060-1095

| 20240501600923 |

| 0-721-999-152